

Ottumwa 52501

ZIP code · IA · Iowa > Wapello County > Ottumwa

BUYER'S MARKET

\$112K

MEDIAN SALE PRICE

+7.9%

1-YR CHANGE

364

SALES (12 MO)

\$107K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



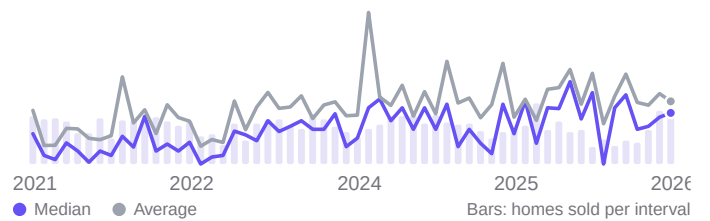
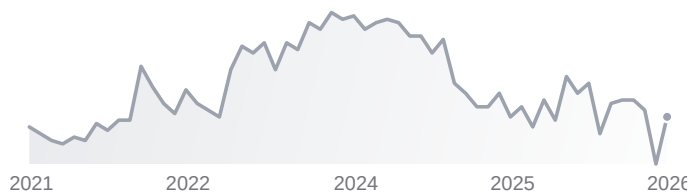
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

37 / 100

Sale prices

Median \$119K · Average \$132K

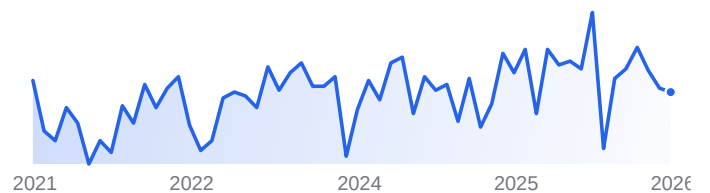
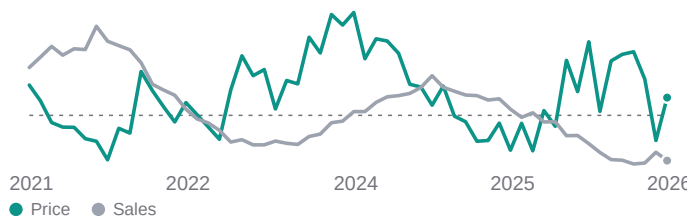


Growth (year over year)

Price +7.9% · Sales -20.0%

Price per square foot

\$89/ft²

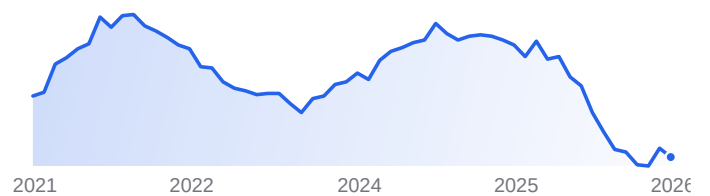
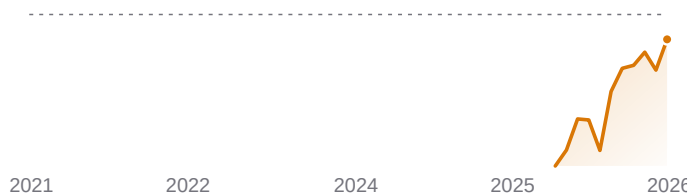


Sale premium vs estimated value

-0.6%

Annual turnover (share of homes sold)

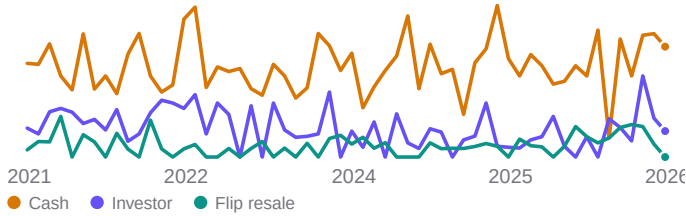
2.9%



BUYERS & OUTCOMES

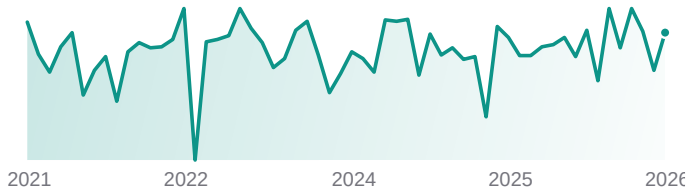
Buyer mix

Cash 34% · Investor 8.0% · Flip resale 0%



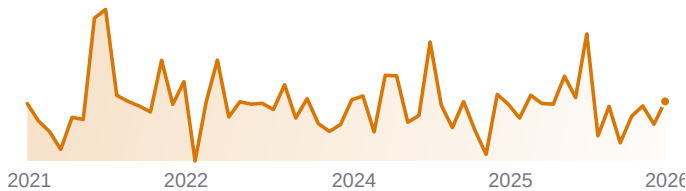
Sellers who sold at a gain

89%

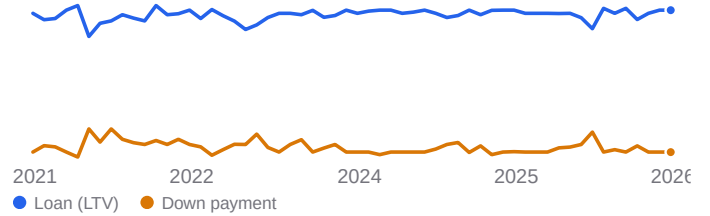


Median annualized return at resale

+4.9%

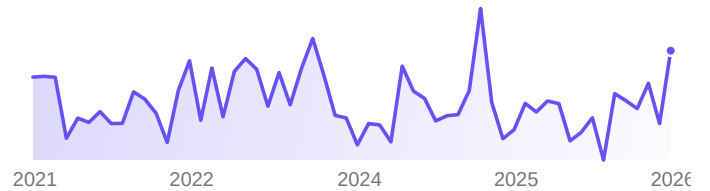


Financing (share of purchase price) Loan (LTV) 97% · Down payment 5.0%



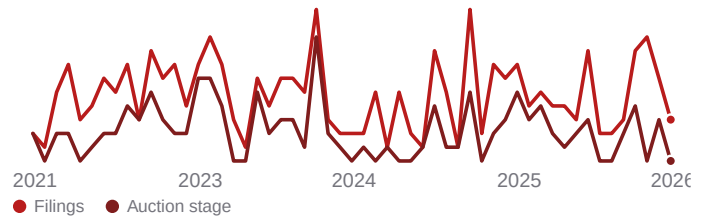
Typical hold before selling

9.7 yrs



Preforeclosure filings

Filings 3 · Auction stage 0



HOUSING STOCK

Homes	12,553
Median value (AVM)	\$107K
Median size	1,176 ft²
Median bedrooms	3
Median year built	1943
Single family	88%
Condos	1.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	4.6%
Owner occupied	70%
Company owned	16%
Median loan-to-value	47%

Typical ownership tenure

9.1 yrs

COMMUNITY

Population	30,565
Density	138 / mi²
Median household income	\$61K
Average household income	\$75K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	18
Homes occupied	91%
Bachelor's or higher	10%
Poverty rate	18.9%
Unemployment	1.1%
Average temp	51°F
Annual precip	36 in
Sunshine	59%

Market metrics are derived from recorded arms-length deeds through June 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.