

Winfield 52659

ZIP code · IA · Iowa > Henry County > Winfield

BALANCED MARKET

\$184K

MEDIAN SALE PRICE

+22.7%

1-YR CHANGE

16

SALES (12 MO)

\$149K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 47 / 100



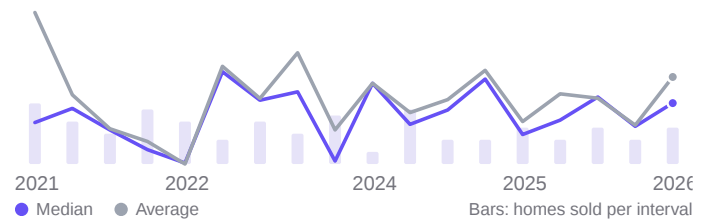
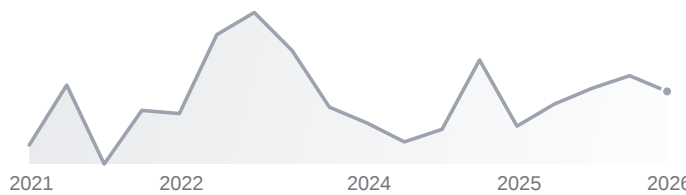
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

47 / 100

Sale prices

Median \$147K · Average \$189K

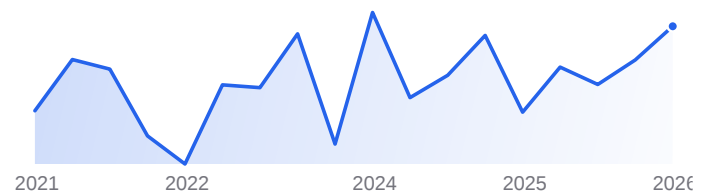
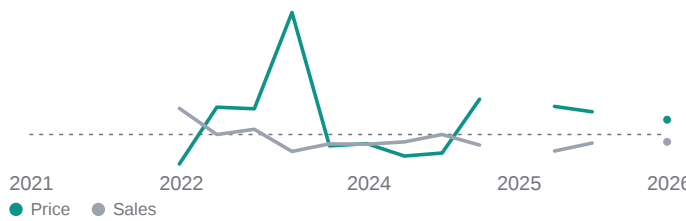


Growth (year over year)

Price +22.7% · Sales -11.1%

Price per square foot

\$116/ft²

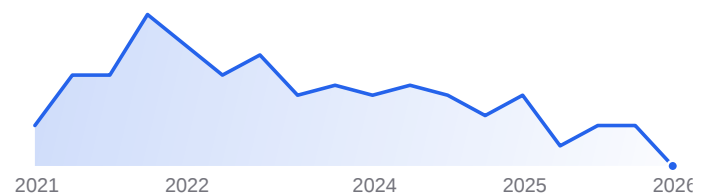
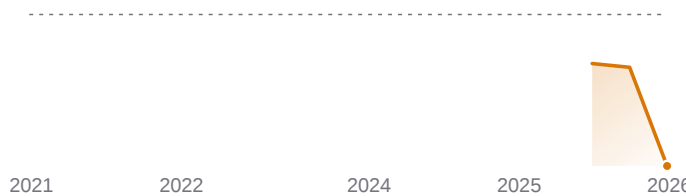


Sale premium vs estimated value

-19.2%

Annual turnover (share of homes sold)

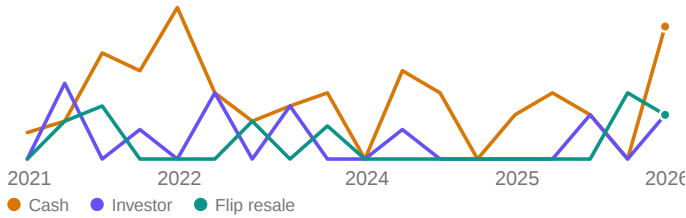
2.6%



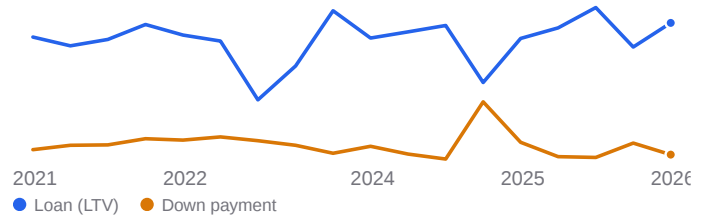
BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 17% · Flip resale 17%

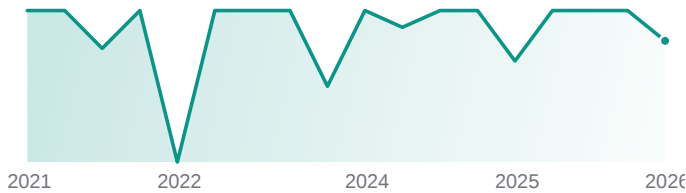


Financing (share of purchase price) Loan (LTV) 100% · Down payment 5.0%



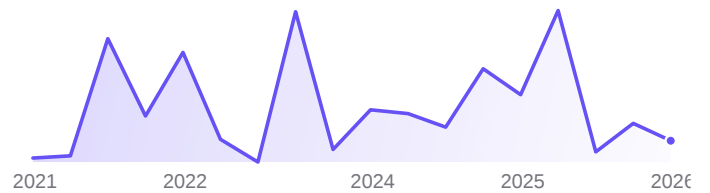
Sellers who sold at a gain

80%



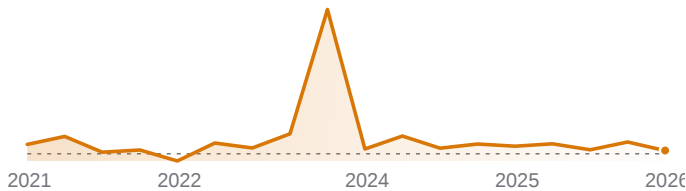
Typical hold before selling

3.2 yrs



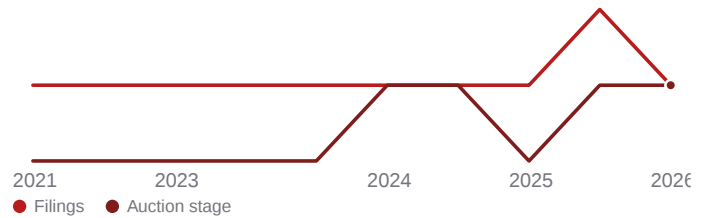
Median annualized return at resale

+3.2%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	622
Median value (AVM)	\$149K
Median size	1,611 ft²
Median bedrooms	3
Median year built	1919
Single family	79%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	8.2%
Owner occupied	82%
Company owned	15%
Median loan-to-value	51%
Typical ownership tenure	8.1 yrs

COMMUNITY

Population	1,589
Density	25 / mi²
Median household income	\$59K
Average household income	\$78K
Crime index (US avg 100)	147
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	21
Homes occupied	89%
Bachelor's or higher	17%
Poverty rate	7.6%
Unemployment	1.1%
Average temp	51°F
Annual precip	37 in
Sunshine	59%

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