

Buffalo 52728

ZIP code · IA · Iowa · Scott County · Buffalo

SELLER'S MARKET

\$147K

MEDIAN SALE PRICE

+1.6%

1-YR CHANGE

22

SALES (12 MO)

\$149K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 67 / 100

Buyer's market

Balanced

Seller's market

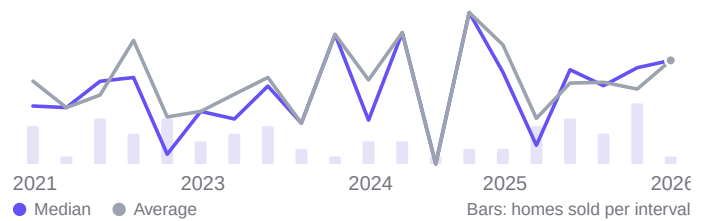
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

67 / 100

Sale prices

Median \$152K · Average \$152K

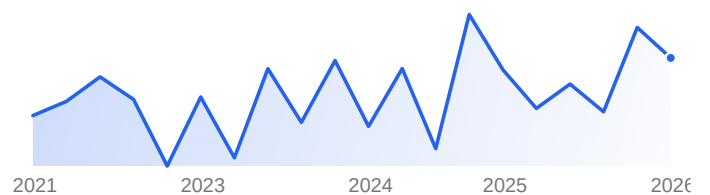
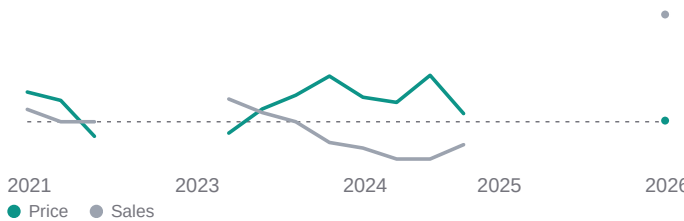


Growth (year over year)

Price +1.6% · Sales +144.4%

Price per square foot

\$131/ft²

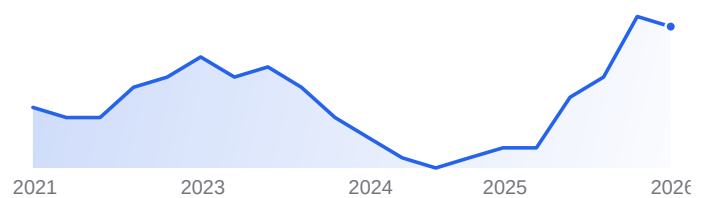


Sale premium vs estimated value

+6.0%

Annual turnover (share of homes sold)

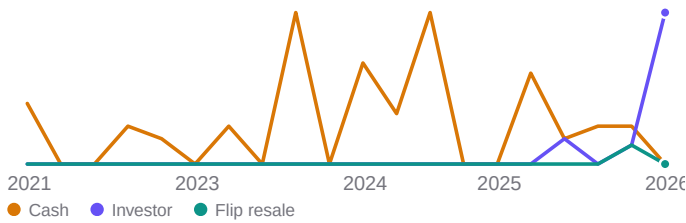
4.5%



BUYERS & OUTCOMES

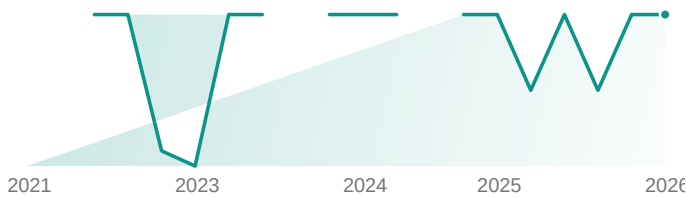
Buyer mix

Cash 0% · Investor 100% · Flip resale 0%



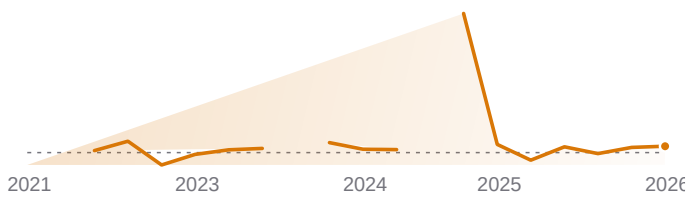
Sellers who sold at a gain

100%

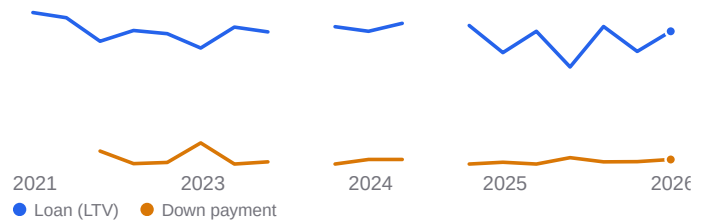


Median annualized return at resale

+6.4%

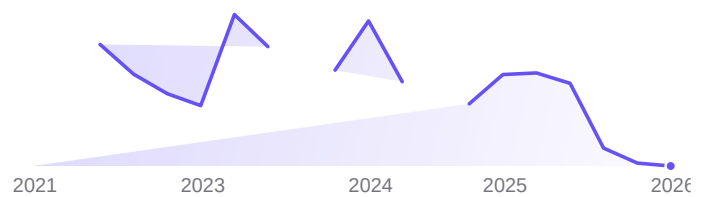


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



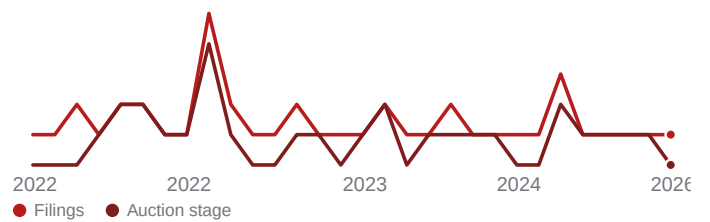
Typical hold before selling

1.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	488
Median value (AVM)	\$149K
Median size	1,219 ft²
Median bedrooms	3
Median year built	1949
Single family	94%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	6.1%
Owner occupied	77%
Company owned	12%
Median loan-to-value	49%
Typical ownership tenure	9.0 yrs

COMMUNITY

Population	623
Density	219 / mi²
Median household income	\$103K
Average household income	\$123K
Crime index (US avg 100)	117
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	29
Homes occupied	96%
Bachelor's or higher	23%
Poverty rate	5.5%
Unemployment	1.2%
Average temp	50°F
Annual precip	36 in
Sunshine	61%

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