

Dixon 52745

ZIP code · IA · Iowa > Scott County > Dixon

\$163K

MEDIAN SALE PRICE

7

SALES (12 MO)

\$203K

MEDIAN VALUE (AVM)

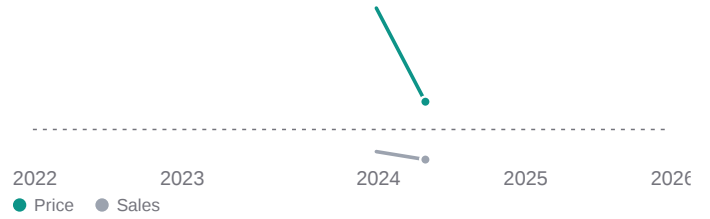
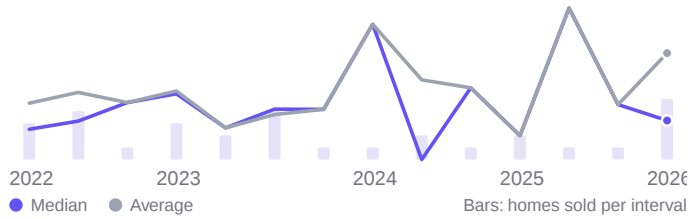
MARKET TRENDS (5 YEARS)

Sale prices

Median \$136K · Average \$303K

Growth (year over year)

Price +50.0% · Sales -54.5%



Price per square foot

\$97/ft²

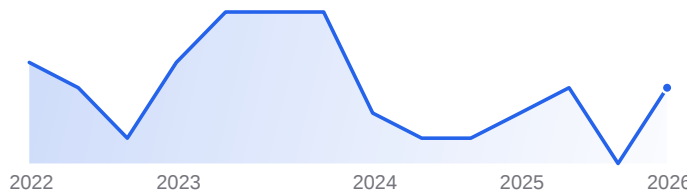
Sale premium vs estimated value

+17.9%



Annual turnover (share of homes sold)

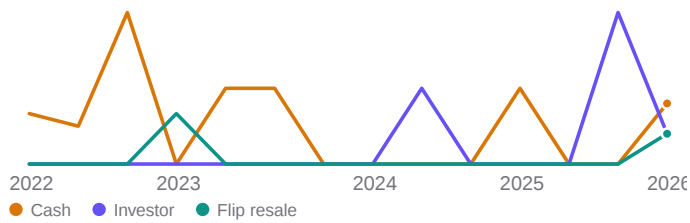
2.6%



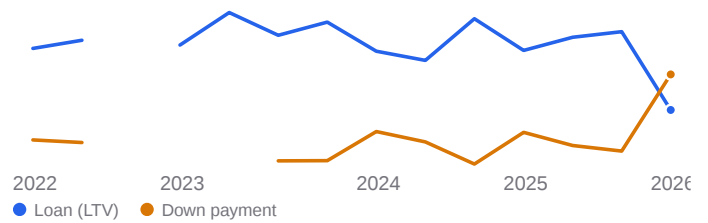
BUYERS & OUTCOMES

Buyer mix

Cash 40% · Investor 20% · Flip resale 20%

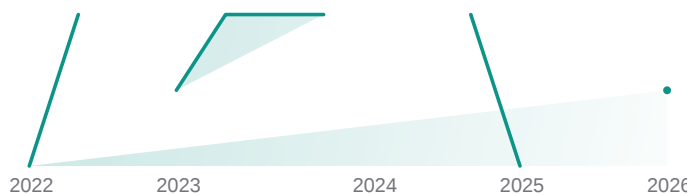


Financing (share of purchase price) Loan (LTV) 38% · Down payment 61%



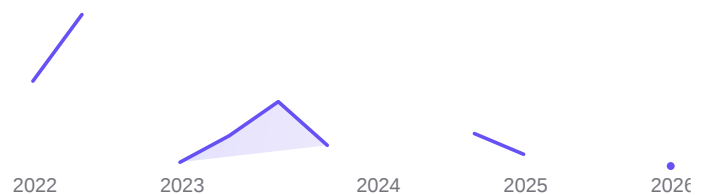
Sellers who sold at a gain

50%



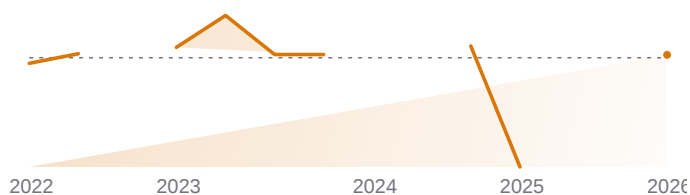
Typical hold before selling

0.1 yrs



Median annualized return at resale

+1.7%



HOUSING STOCK

Homes	273
Median value (AVM)	\$203K
Median size	1,580 ft²
Median bedrooms	3
Median year built	1940
Single family	78%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	6.8%
Owner occupied	85%
Company owned	18%
Median loan-to-value	52%
Typical ownership tenure	9.4 yrs

COMMUNITY

Population	632
Density	21 / mi²
Median household income	\$93K
Average household income	\$105K
Crime index (US avg 100)	102
Air pollution index (US avg 100)	76
Earthquake index (US avg 100)	28
Homes occupied	94%
Bachelor's or higher	21%
Poverty rate	9.1%
Unemployment	1.2%
Average temp	50°F
Annual precip	36 in
Sunshine	61%

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.