

# Fruitland 52749

ZIP code · IA · Iowa > Muscatine County > Fruitland

BALANCED MARKET

**\$212K**

MEDIAN SALE PRICE

**-26.8%**

1-YR CHANGE

**15**

SALES (12 MO)

**\$231K**

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 47 / 100



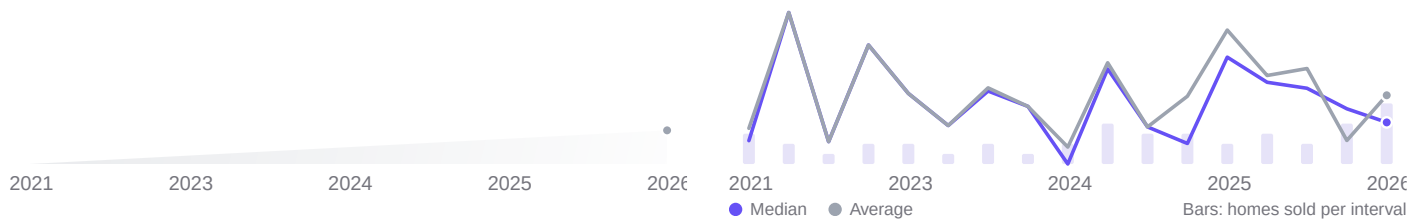
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

47 / 100

Sale prices

Median \$204K · Average \$240K

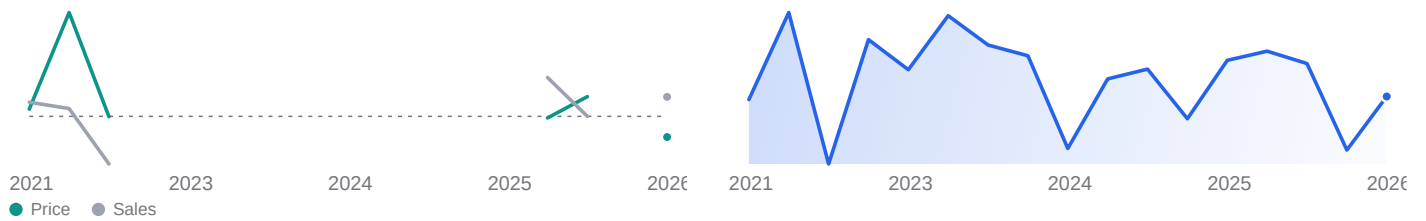


Growth (year over year)

Price -26.8% · Sales +25.0%

Price per square foot

\$156/ft²

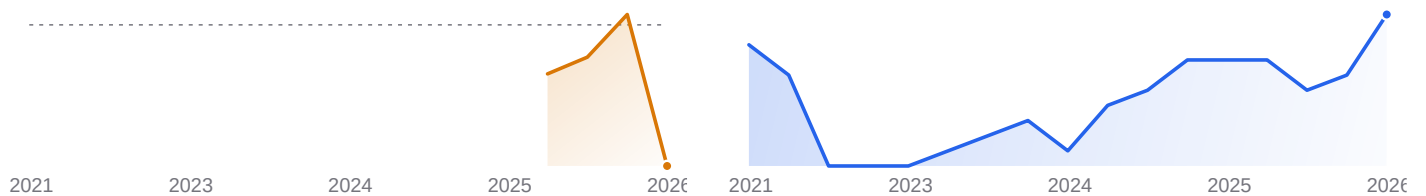


Sale premium vs estimated value

-6.4%

Annual turnover (share of homes sold)

4.3%



## BUYERS & OUTCOMES

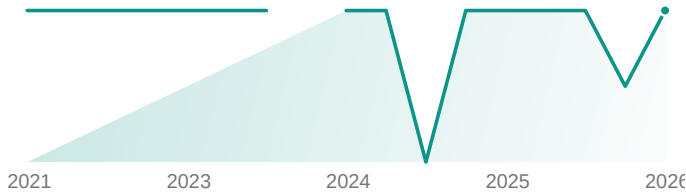
### Buyer mix

Cash 33% · Investor 17% · Flip resale 0%



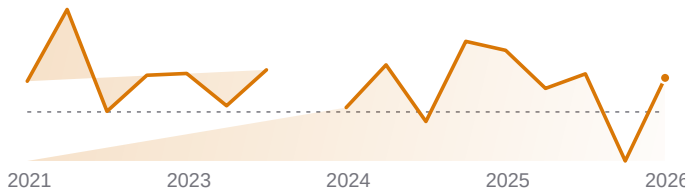
### Sellers who sold at a gain

100%

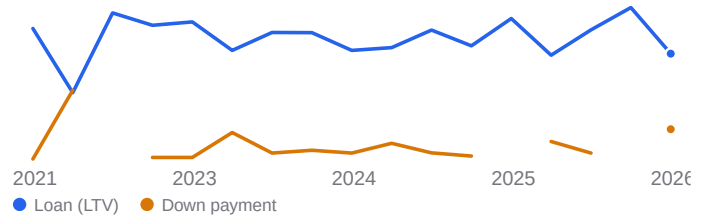


### Median annualized return at resale

+5.8%

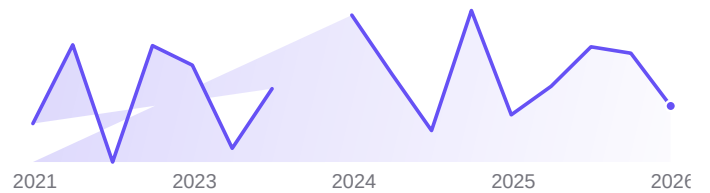


### Financing (share of purchase price) Loan (LTV) 78% · Down payment 22%



### Typical hold before selling

6.1 yrs



### Preforeclosure filings

Filings 1 · Auction stage 0



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 349       |
| Median value (AVM) | \$231K    |
| Median size        | 1,354 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1996      |
| Single family      | 97%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 34%      |
| Underwater (LTV 125% or more) | 5.3%     |
| Owner occupied                | 92%      |
| Company owned                 | 5.7%     |
| Median loan-to-value          | 62%      |
| Typical ownership tenure      | 13.1 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 164      |
| Density                          | 86 / mi² |
| Median household income          | \$76K    |
| Average household income         | \$89K    |
| Crime index (US avg 100)         | 103      |
| Air pollution index (US avg 100) | 94       |
| Earthquake index (US avg 100)    | 24       |
| Homes occupied                   | 96%      |
| Bachelor's or higher             | 10%      |
| Poverty rate                     | 5.1%     |
| Unemployment                     | 1.1%     |
| Average temp                     | 51°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.