

Wheatland 52777

ZIP code · IA · Iowa > Clinton County > Wheatland

BUYER'S MARKET

\$128K

MEDIAN SALE PRICE

-43.5%

1-YR CHANGE

20

SALES (12 MO)

\$165K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 35 / 100



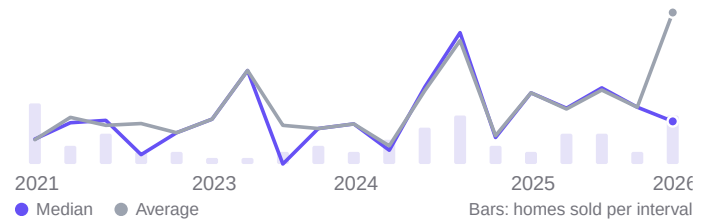
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

35 / 100

Sale prices

Median \$153K · Average \$436K



Growth (year over year)

Price -43.5% · Sales +5.3%

Price per square foot

\$117/ft²

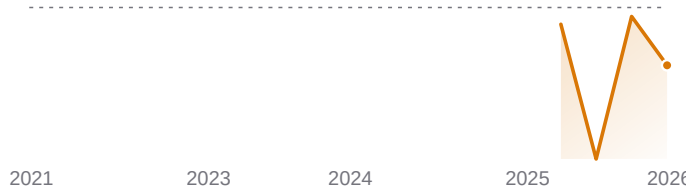


Sale premium vs estimated value

-12.5%

Annual turnover (share of homes sold)

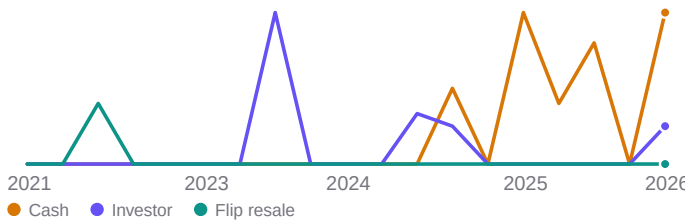
3.2%



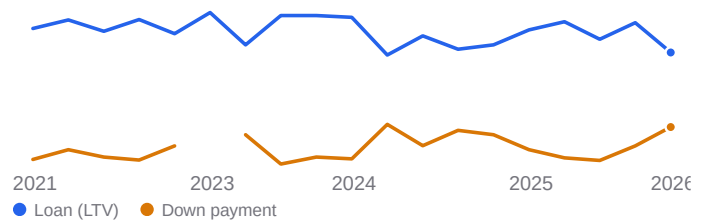
BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 13% · Flip resale 0%

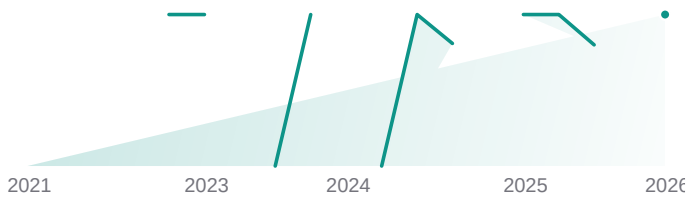


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



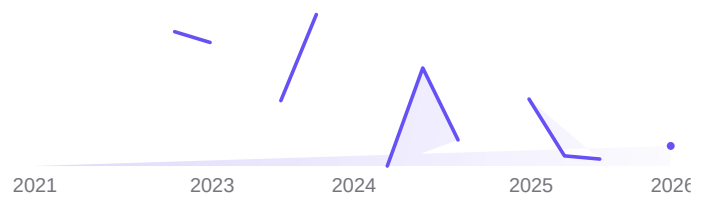
Sellers who sold at a gain

100%



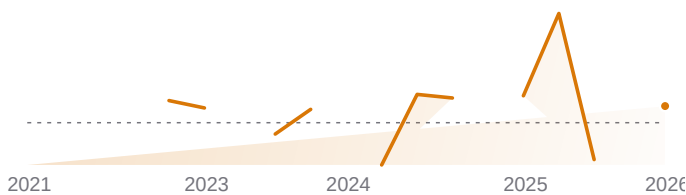
Typical hold before selling

4.4 yrs



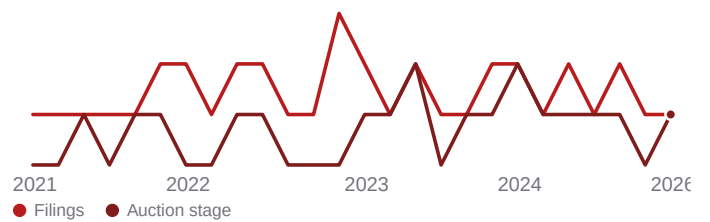
Median annualized return at resale

+4.5%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	622
Median value (AVM)	\$165K
Median size	1,472 ft²
Median bedrooms	3
Median year built	1940
Single family	72%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	46%
Underwater (LTV 125% or more)	5.3%
Owner occupied	81%
Company owned	15%
Median loan-to-value	53%
Typical ownership tenure	9.0 yrs

COMMUNITY

Population	1,330
Density	25 / mi²
Median household income	\$50K
Average household income	\$68K
Crime index (US avg 100)	78
Air pollution index (US avg 100)	75
Earthquake index (US avg 100)	25
Homes occupied	92%
Bachelor's or higher	12%
Poverty rate	7.4%
Unemployment	1.1%
Average temp	49°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.