

Davenport 52803

ZIP code · IA · Iowa · Scott County · Davenport

BALANCED MARKET

\$149K

MEDIAN SALE PRICE

-6.5%

1-YR CHANGE

347

SALES (12 MO)

\$171K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 52 / 100



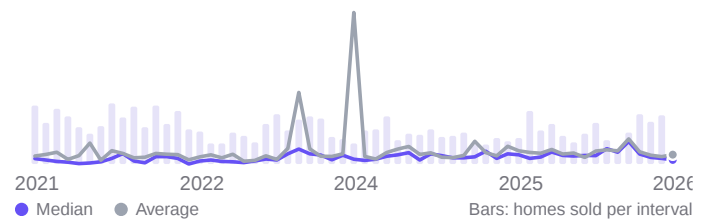
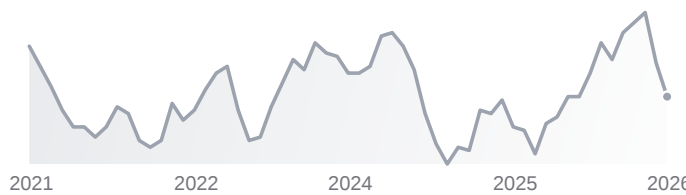
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

52 / 100

Sale prices

Median \$141K · Average \$171K

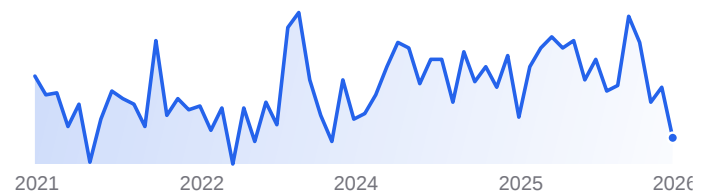
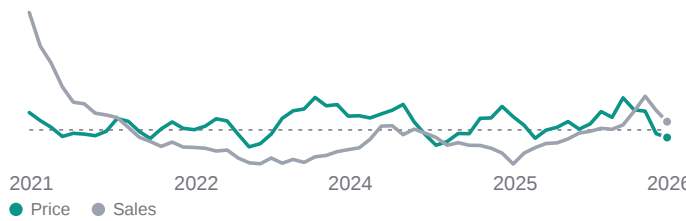


Growth (year over year)

Price -6.5% · Sales +7.1%

Price per square foot

\$83/ft²

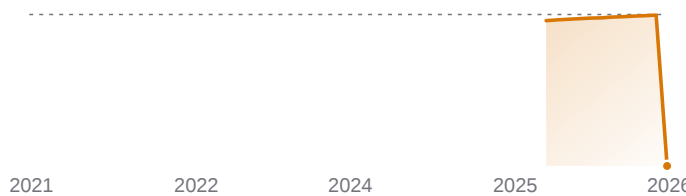


Sale premium vs estimated value

-59.4%

Annual turnover (share of homes sold)

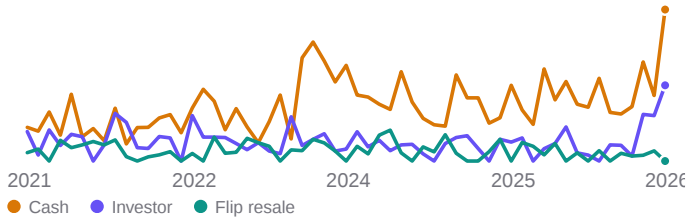
4.3%



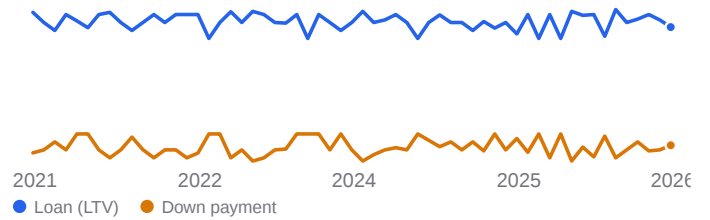
BUYERS & OUTCOMES

Buyer mix

Cash 67% · Investor 33% · Flip resale 0%

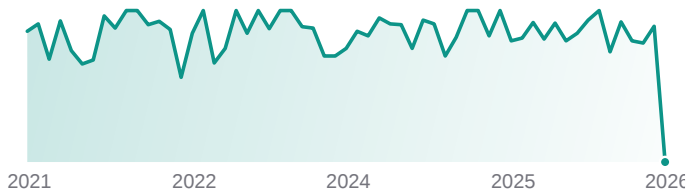


Financing (share of purchase price) Loan (LTV) 87% · Down payment 13%



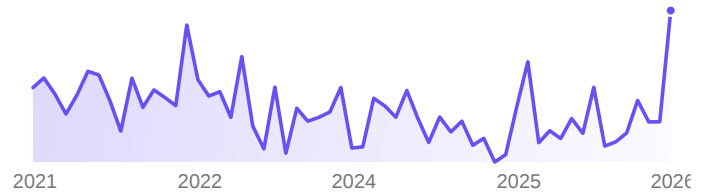
Sellers who sold at a gain

33%



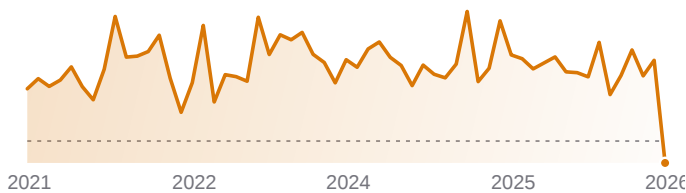
Typical hold before selling

14.8 yrs



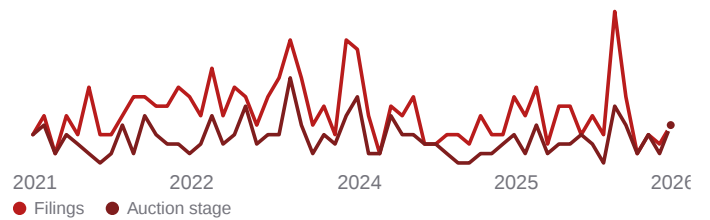
Median annualized return at resale

-1.3%



Preforeclosure filings

Filings 4 · Auction stage 4



HOUSING STOCK

Homes	8,049
Median value (AVM)	\$171K
Median size	1,496 ft²
Median bedrooms	3
Median year built	1921
Single family	87%
Condos	1.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	46%
Underwater (LTV 125% or more)	2.7%
Owner occupied	73%
Company owned	23%
Median loan-to-value	54%

Typical ownership tenure

8.8 yrs

COMMUNITY

Population	22,473
Density	4,215 / mi²
Median household income	\$69K
Average household income	\$89K
Crime index (US avg 100)	129
Air pollution index (US avg 100)	77
Earthquake index (US avg 100)	29
Homes occupied	89%
Bachelor's or higher	24%
Poverty rate	15.6%
Unemployment	1.4%
Average temp	50°F
Annual precip	36 in
Sunshine	61%

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