

Davenport 52804

ZIP code · IA · Iowa > Scott County > Davenport

SELLER'S MARKET

\$192K

MEDIAN SALE PRICE

+2.5%

1-YR CHANGE

424

SALES (12 MO)

\$174K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 62 / 100



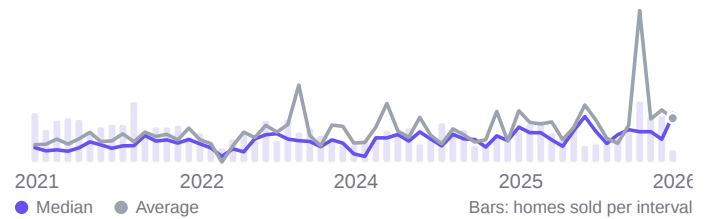
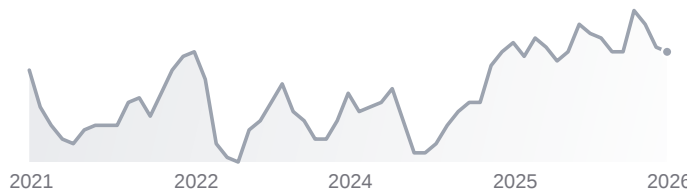
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

62 / 100

Sale prices

Median \$225K · Average \$219K

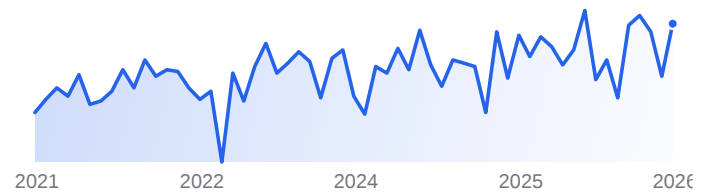
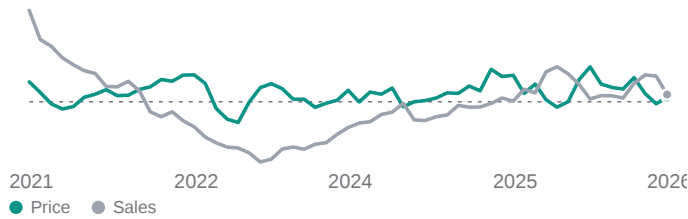


Growth (year over year)

Price +2.5% · Sales +4.2%

Price per square foot

\$169/ft²

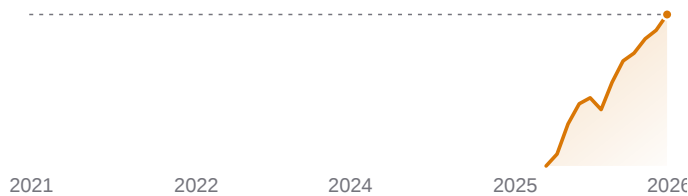


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

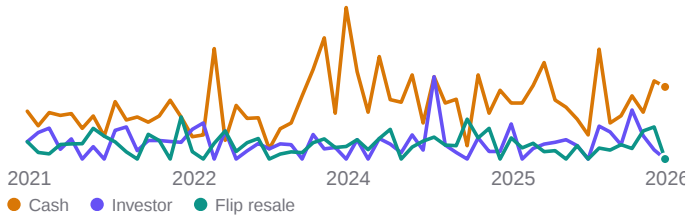
4.5%



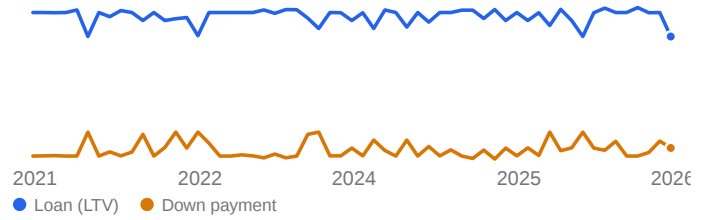
BUYERS & OUTCOMES

Buyer mix

Cash 29% · Investor 0% · Flip resale 0%

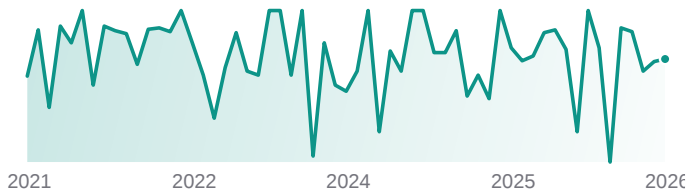


Financing (share of purchase price) Loan (LTV) 80% · Down payment 10%



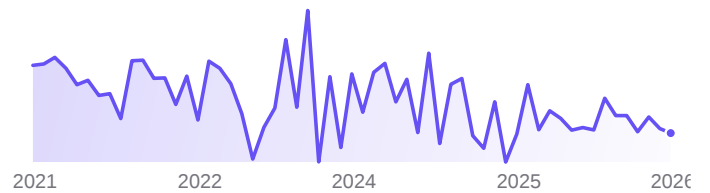
Sellers who sold at a gain

90%



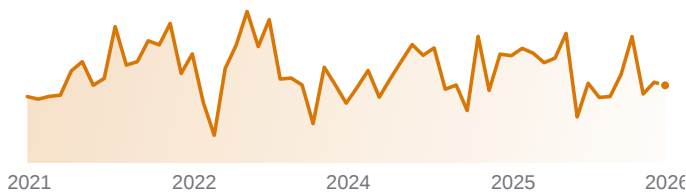
Typical hold before selling

4.5 yrs



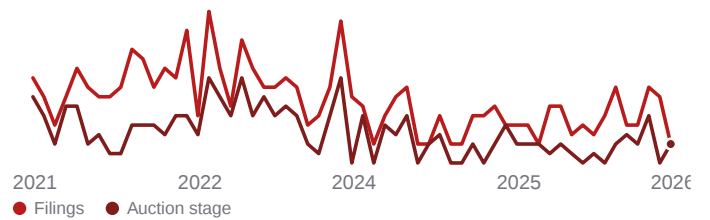
Median annualized return at resale

+3.5%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	9,376
Median value (AVM)	\$174K
Median size	1,210 ft²
Median bedrooms	3
Median year built	1957
Single family	92%
Condos	2.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	44%
Underwater (LTV 125% or more)	2.6%
Owner occupied	83%
Company owned	18%
Median loan-to-value	56%

Typical ownership tenure

9.0 yrs

COMMUNITY

Population	25,732
Density	742 / mi²
Median household income	\$68K
Average household income	\$78K
Crime index (US avg 100)	123
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	26
Homes occupied	93%
Bachelor's or higher	19%
Poverty rate	15.7%
Unemployment	1.1%
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.