

Nekoosa 54457

ZIP code · WI · Wisconsin > Adams County > Nekoosa

BUYER'S MARKET

\$95K

MEDIAN SALE PRICE

-68.6%

1-YR CHANGE

178

SALES (12 MO)

\$234K

MEDIAN VALUE (AVM)

Market temperature

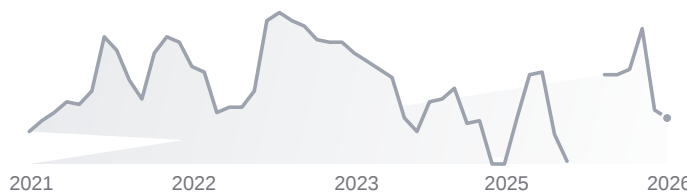
Buyer's market · 32 / 100



MARKET TRENDS (5 YEARS)

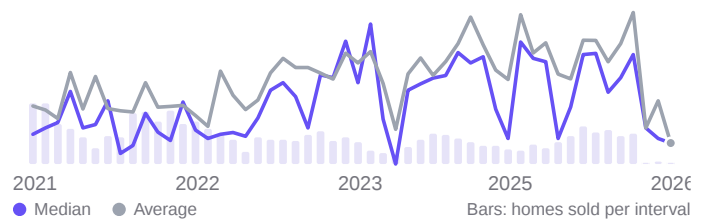
Market temperature (0-100)

32 / 100



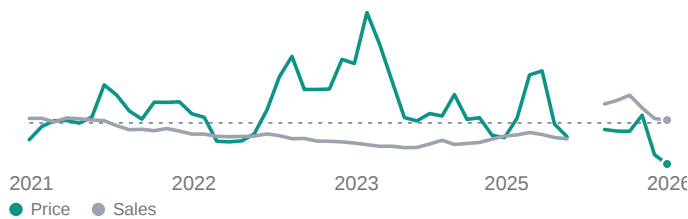
Sale prices

Median \$89K · Average \$89K



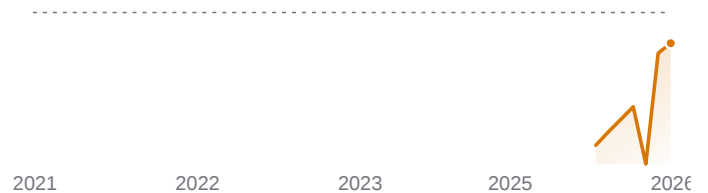
Growth (year over year)

Price -68.6% · Sales +4.7%



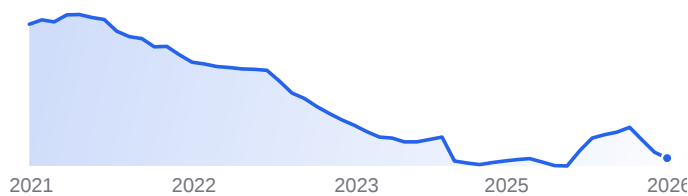
Sale premium vs estimated value

-1.6%



Annual turnover (share of homes sold)

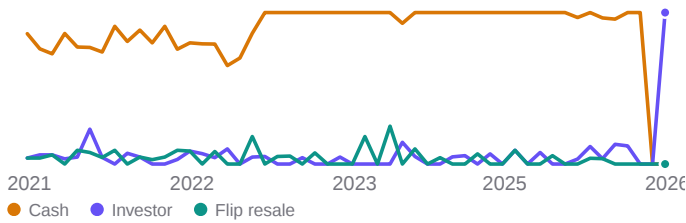
2.6%



BUYERS & OUTCOMES

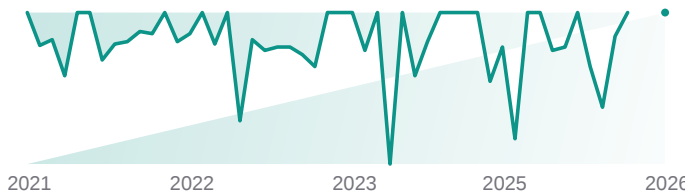
Buyer mix

Cash 0% · Investor 100% · Flip resale 0%



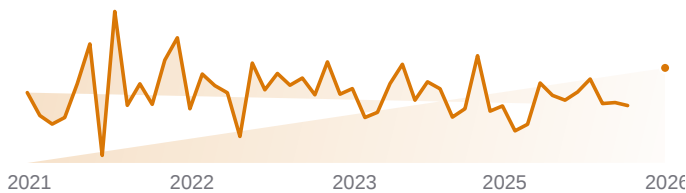
Sellers who sold at a gain

100%



Median annualized return at resale

+17.0%

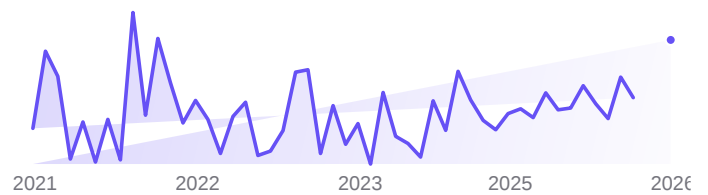


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



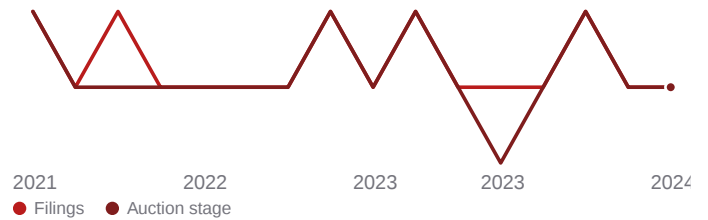
Typical hold before selling

6.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,895
Median value (AVM)	\$234K
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	88%
Underwater (LTV 125% or more)	1.0%
Owner occupied	53%
Company owned	15%
Median loan-to-value	0%
Typical ownership tenure	6.2 yrs

COMMUNITY

Population	7,626
Density	50 / mi²
Median household income	\$64K
Average household income	\$77K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	16
Homes occupied	71%
Bachelor's or higher	16%
Poverty rate	11.6%
Unemployment	1.0%
Average temp	44°F
Annual precip	33 in
Sunshine	54%

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