

# Rice 56367

ZIP code · MN · Minnesota > Benton County > Rice

BUYER'S MARKET

**\$249K**

MEDIAN SALE PRICE

**-14.8%**

1-YR CHANGE

**107**

SALES (12 MO)

**\$242K**

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



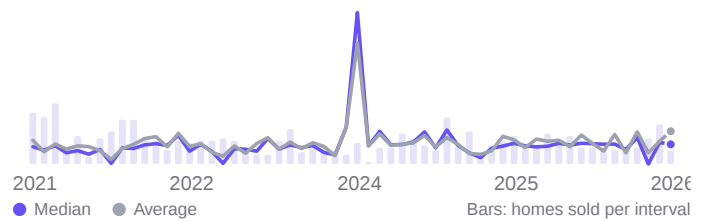
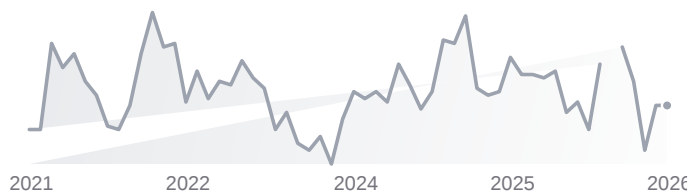
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

39 / 100

Sale prices

Median \$300K · Average \$413K

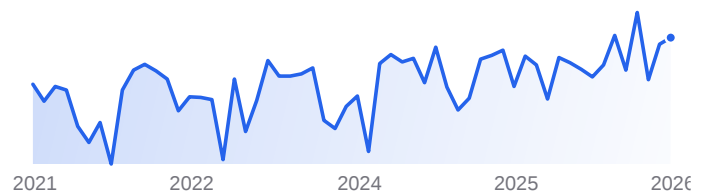
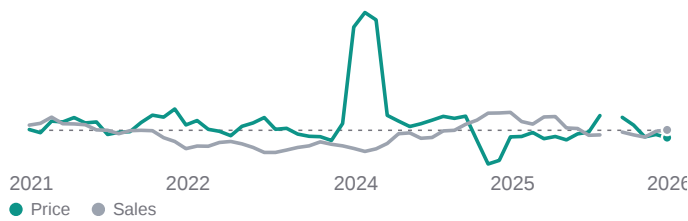


Growth (year over year)

Price -14.8% · Sales +0.9%

Price per square foot

\$305/ft²

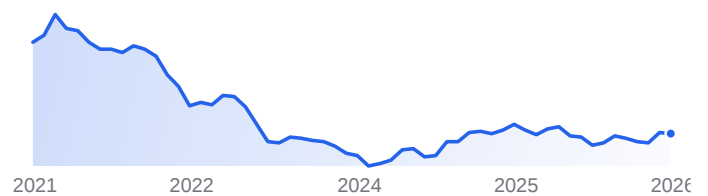


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

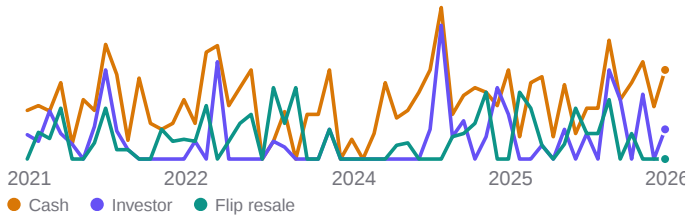
3.3%



## BUYERS & OUTCOMES

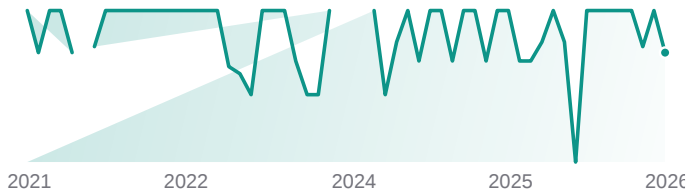
### Buyer mix

Cash 50% · Investor 17% · Flip resale 0%



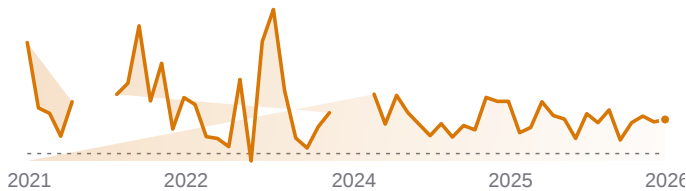
### Sellers who sold at a gain

83%

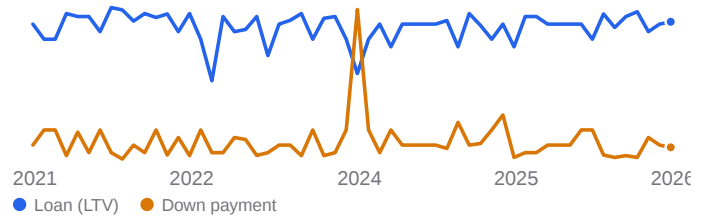


### Median annualized return at resale

+5.6%

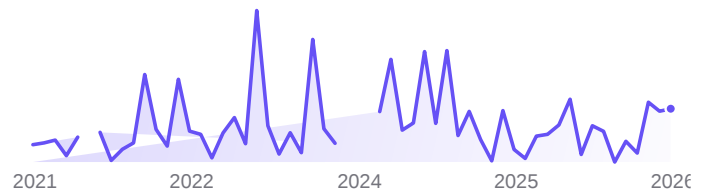


### Financing (share of purchase price) Loan (LTV) 92% · Down payment 8.5%



### Typical hold before selling

6.1 yrs



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 3,269     |
| Median value (AVM) | \$242K    |
| Median size        | 1,284 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1993      |
| Single family      | 80%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 52%      |
| Underwater (LTV 125% or more) | 7.3%     |
| Owner occupied                | 79%      |
| Company owned                 | 13%      |
| Median loan-to-value          | 45%      |
| Typical ownership tenure      | 19.8 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 7,720    |
| Density                          | 73 / mi² |
| Median household income          | \$97K    |
| Average household income         | \$105K   |
| Crime index (US avg 100)         | 80       |
| Air pollution index (US avg 100) | 95       |
| Earthquake index (US avg 100)    | 17       |
| Homes occupied                   | 93%      |
| Bachelor's or higher             | 18%      |
| Poverty rate                     | 4.6%     |
| Unemployment                     | 1.3%     |
| Average temp                     | 42°F     |
| Annual precip                    | 28 in    |
| Sunshine                         | 57%      |

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.