

Garretson 57030

ZIP code · SD · South Dakota > Minnehaha County > Garretson

BALANCED MARKET

\$558K

MEDIAN SALE PRICE

+77.2%

1-YR CHANGE

25

SALES (12 MO)

\$353K

MEDIAN VALUE (AVM)

Market temperature

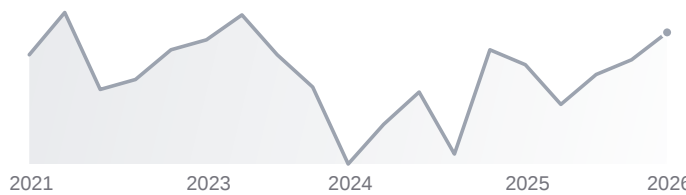
Balanced market · 59 / 100



MARKET TRENDS (5 YEARS)

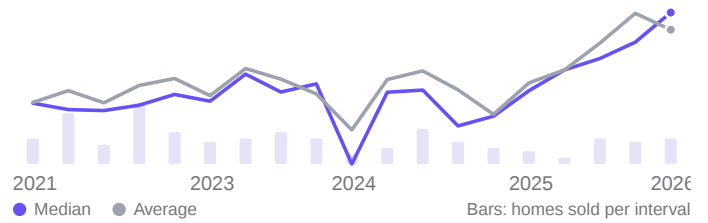
Market temperature (0–100)

59 / 100



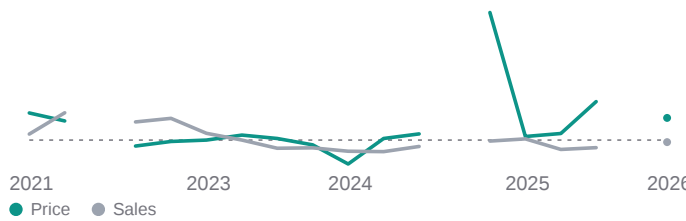
Sale prices

Median \$577K · Average \$516K



Growth (year over year)

Price +77.2% · Sales -7.4%



Price per square foot

\$374/ft²



Sale premium vs estimated value

-1.0%



Annual turnover (share of homes sold)

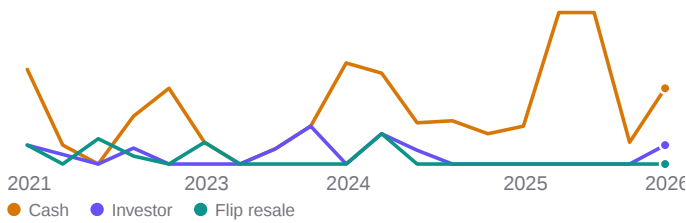
2.2%



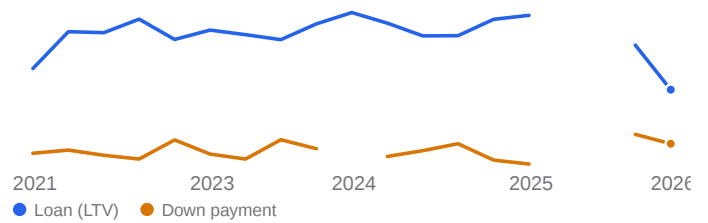
BUYERS & OUTCOMES

Buyer mix

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

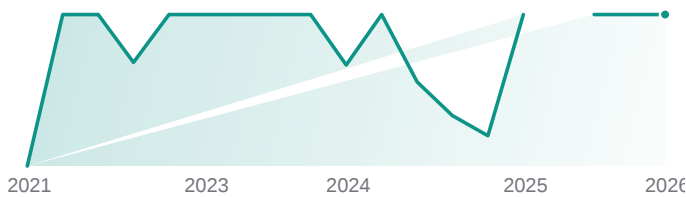


Financing (share of purchase price) Loan (LTV) 50% · Down payment 15%



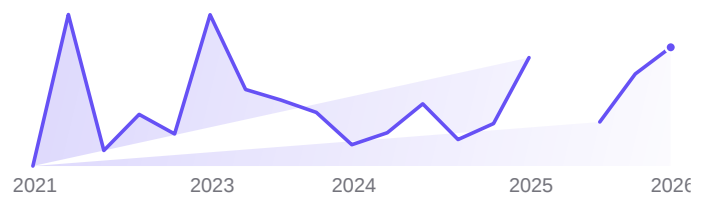
Sellers who sold at a gain

100%



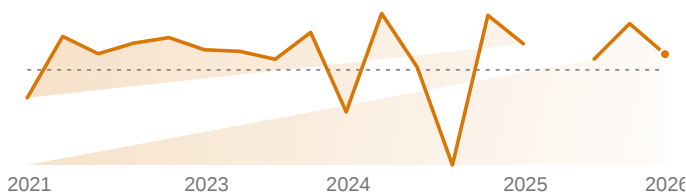
Typical hold before selling

5.8 yrs



Median annualized return at resale

+8.0%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,152
Median value (AVM)	\$353K
Median size	1,480 ft²
Median bedrooms	3
Median year built	1984
Single family	94%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	3.5%
Owner occupied	79%
Company owned	12%
Median loan-to-value	46%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	3,283
Density	24 / mi²
Median household income	\$87K
Average household income	\$99K
Crime index (US avg 100)	94
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	20
Homes occupied	96%
Bachelor's or higher	22%
Poverty rate	2.2%
Unemployment	0.7%
Average temp	45°F
Annual precip	26 in
Sunshine	62%

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.