

Holt 64048

ZIP code · MO · Missouri > Clay County > Holt

SELLER'S MARKET

\$529K

MEDIAN SALE PRICE

+252.6%

1-YR CHANGE

16

SALES (12 MO)

\$424K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 72 / 100

Buyer's market

Balanced

Seller's market

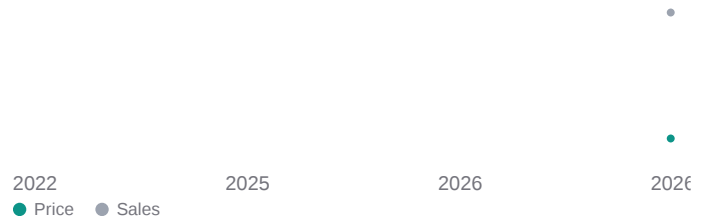
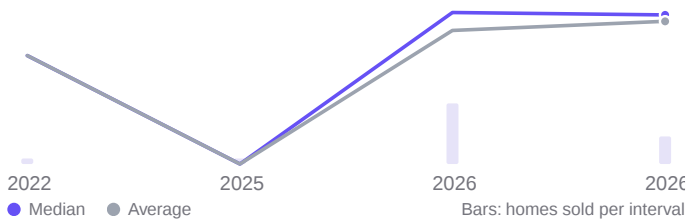
MARKET TRENDS (5 YEARS)

Sale prices

Median \$515K · Average \$499K

Growth (year over year)

Price +252.6% · Sales +1500.0%

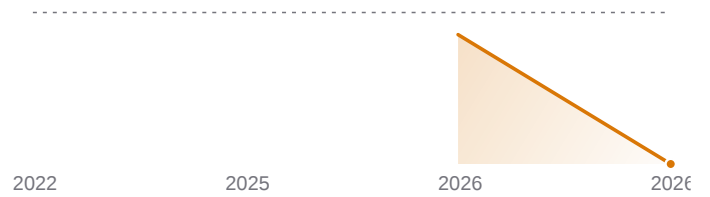
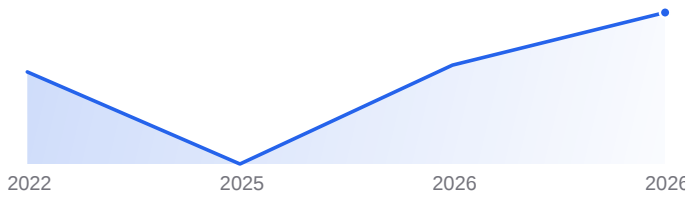


Price per square foot

\$338/ft²

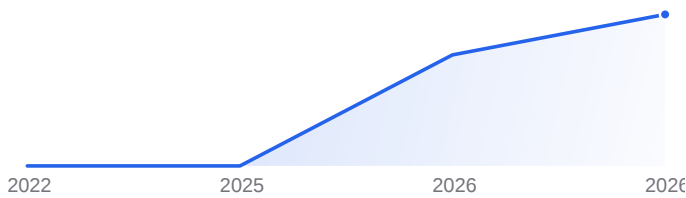
Sale premium vs estimated value

-2.0%



Annual turnover (share of homes sold)

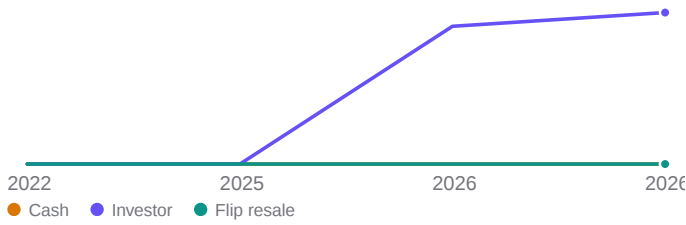
1.0%



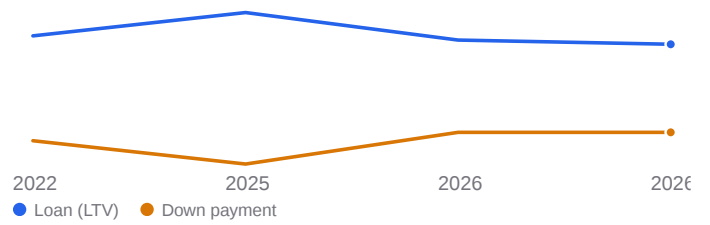
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 20% · Flip resale 0%

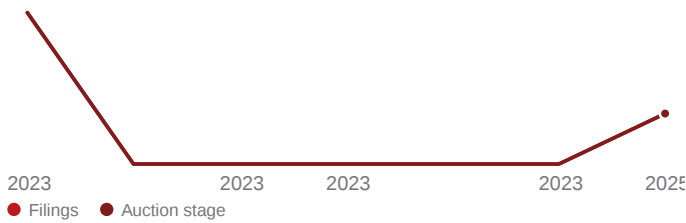


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	1,680
Median value (AVM)	\$424K
Median size	1,538 ft²
Median bedrooms	3
Median year built	1980
Single family	56%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	1.9%
Owner occupied	81%
Company owned	13%
Median loan-to-value	43%
Typical ownership tenure	9.9 yrs

COMMUNITY

Population	4,550
Density	106 / mi²
Median household income	\$101K

Average household income	\$117K
Crime index (US avg 100)	119
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	19
Homes occupied	95%
Bachelor's or higher	24%
Poverty rate	3.2%
Unemployment	1.3%
Average temp	53°F
Annual precip	39 in
Sunshine	61%

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