

Agency 64401

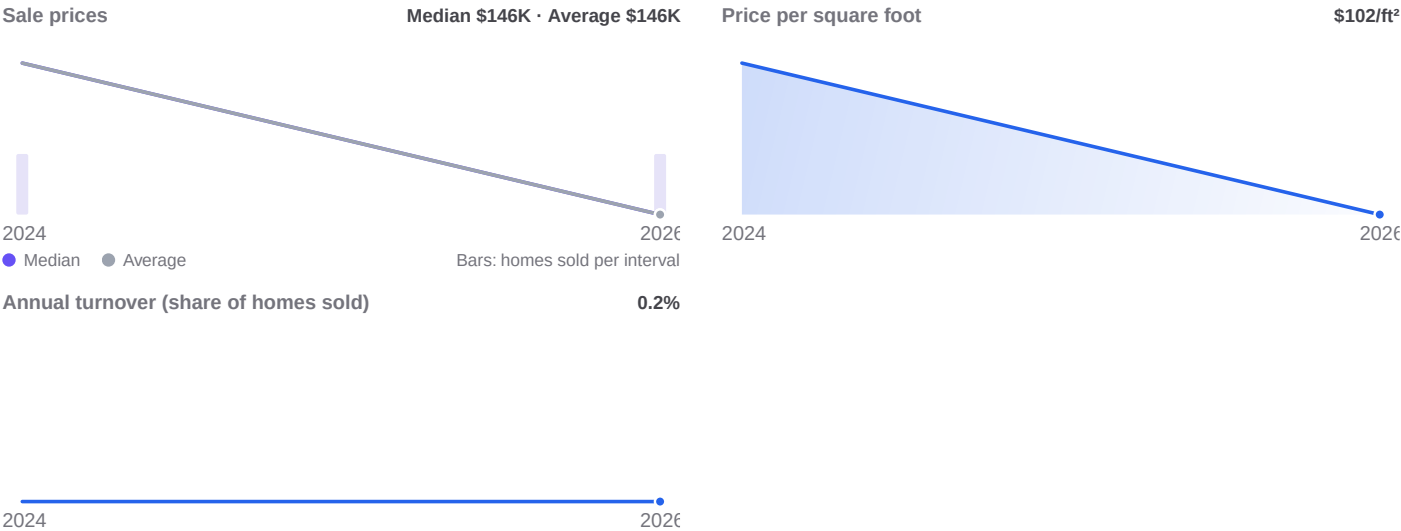
ZIP code · MO · Missouri > Buchanan County > Agency

\$146K
MEDIAN SALE PRICE

1
SALES (12 MO)

\$338K
MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)



BUYERS & OUTCOMES

Buyer mix

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

2024 2026
Cash Investor Flip resale

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

2024 2026
Loan (LTV) Down payment

HOUSING STOCK

Homes	575
Median value (AVM)	\$338K
Median size	1,644 ft²
Median year built	1984
Single family	56%
Condos	2.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	2.3%
Owner occupied	76%
Company owned	16%
Median loan-to-value	39%
Typical ownership tenure	19.6 yrs

COMMUNITY

Population	1,277
Density	34 / mi²
Median household income	\$96K
Average household income	\$103K
Crime index (US avg 100)	32
Air pollution index (US avg 100)	122
Earthquake index (US avg 100)	25
Homes occupied	95%
Bachelor's or higher	23%

Poverty rate	7.3%
Unemployment	1.2%
Average temp	53°F
Annual precip	38 in
Sunshine	56%

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.