

Buffalo 65622

ZIP code · MO · Missouri > Dallas County > Buffalo

\$228K

MEDIAN SALE PRICE

43

SALES (12 MO)

\$233K

MEDIAN VALUE (AVM)

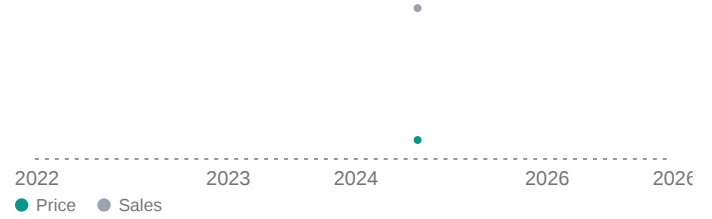
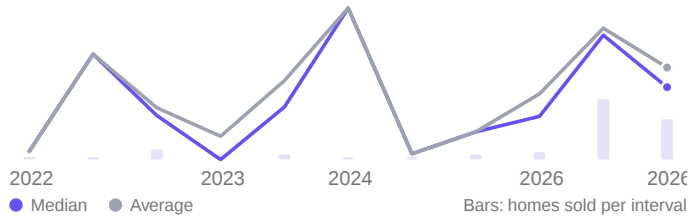
MARKET TRENDS (5 YEARS)

Sale prices

Median \$176K · Average \$214K

Growth (year over year)

Price +43.8% · Sales +350.0%



Price per square foot

\$144/ft²

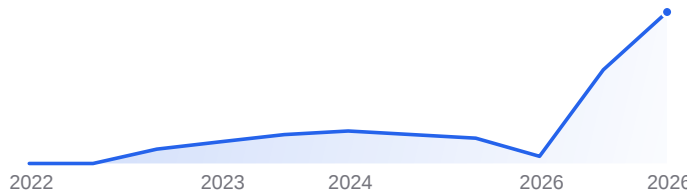
Sale premium vs estimated value

-16.9%



Annual turnover (share of homes sold)

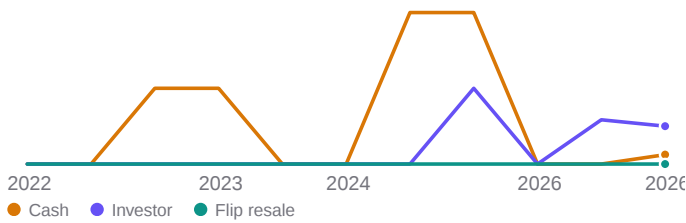
1.2%



BUYERS & OUTCOMES

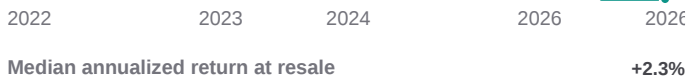
Buyer mix

Cash 6.3% · Investor 25% · Flip resale 0%

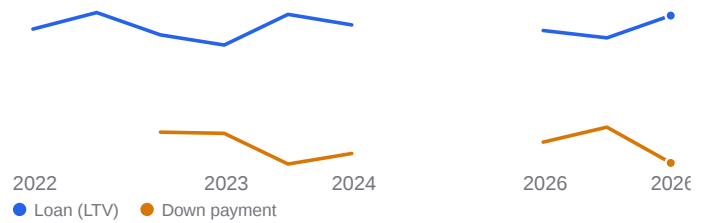


Sellers who sold at a gain

100%



Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Typical hold before selling

17.6 yrs



HOUSING STOCK

Homes	3,574
Median value (AVM)	\$233K
Median size	1,364 ft²
Median bedrooms	3
Median year built	1979
Single family	85%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	2.6%
Owner occupied	67%
Company owned	26%
Median loan-to-value	29%
Typical ownership tenure	8.7 yrs

COMMUNITY

Population	9,186
Density	59 / mi²
Median household income	\$46K
Average household income	\$66K
Crime index (US avg 100)	107
Air pollution index (US avg 100)	108
Earthquake index (US avg 100)	38
Homes occupied	90%
Bachelor's or higher	7%
Poverty rate	19.5%
Unemployment	0.9%
Average temp	56°F
Annual precip	44 in
Sunshine	60%

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.