

Omaha 68152

ZIP code · NE · Nebraska > Douglas County > Omaha

BUYER'S MARKET

\$207K

MEDIAN SALE PRICE

-20.1%

1-YR CHANGE

93

SALES (12 MO)

\$353K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 36 / 100



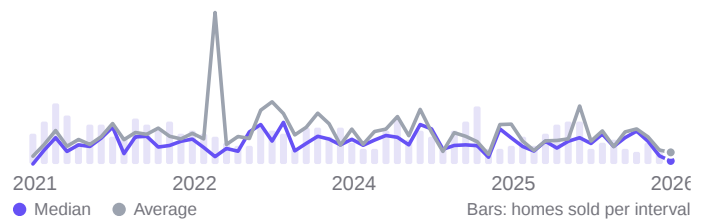
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

36 / 100

Sale prices

Median \$150K · Average \$209K

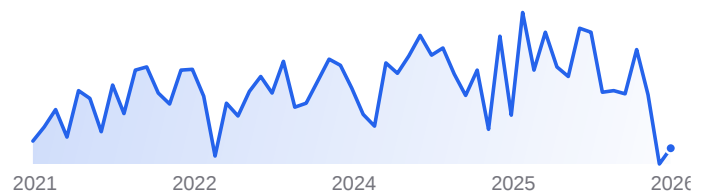
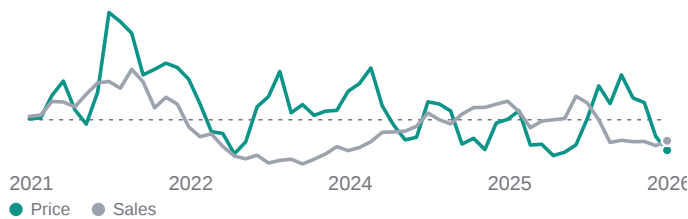


Growth (year over year)

Price -20.1% · Sales -13.9%

Price per square foot

\$105/ft²



Sale premium vs estimated value

-0.6%

Annual turnover (share of homes sold)

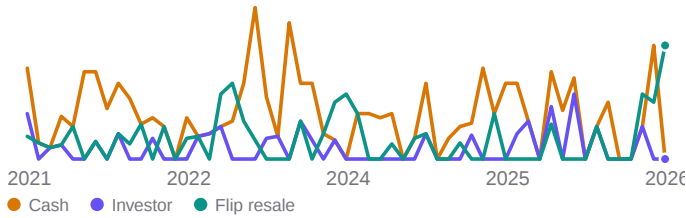
3.7%



BUYERS & OUTCOMES

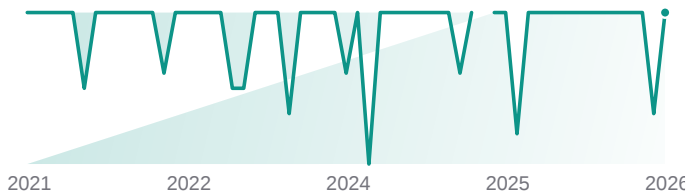
Buyer mix

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



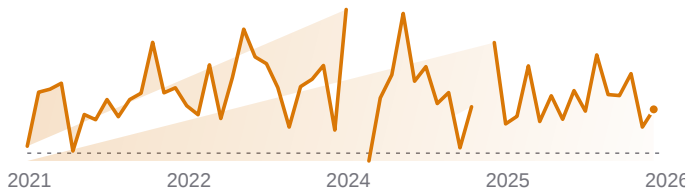
Sellers who sold at a gain

100%

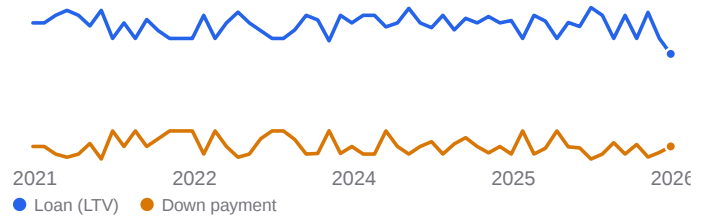


Median annualized return at resale

+4.9%

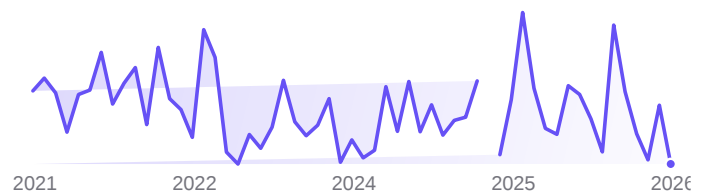


Financing (share of purchase price) Loan (LTV) 70% · Down payment 10%



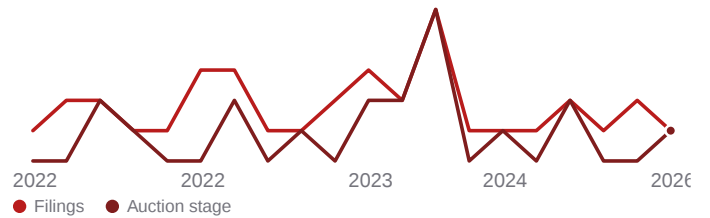
Typical hold before selling

0.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,516
Median value (AVM)	\$353K
Median size	1,612 ft²
Median bedrooms	3
Median year built	1972
Single family	95%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	3.4%
Owner occupied	84%
Company owned	16%
Median loan-to-value	49%
Typical ownership tenure	9.5 yrs

COMMUNITY

Population	6,835
Density	528 / mi²
Median household income	\$83K
Average household income	\$107K
Crime index (US avg 100)	94
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	22
Homes occupied	96%
Bachelor's or higher	22%
Poverty rate	15.6%
Unemployment	0.8%
Average temp	50°F
Annual precip	31 in
Sunshine	60%

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