

Leigh 68643

ZIP code · NE · Nebraska > Platte County > Leigh

SELLER'S MARKET

\$250K

MEDIAN SALE PRICE

-10.1%

1-YR CHANGE

10

SALES (12 MO)

\$224K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

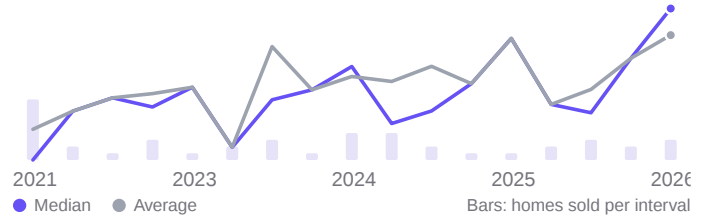
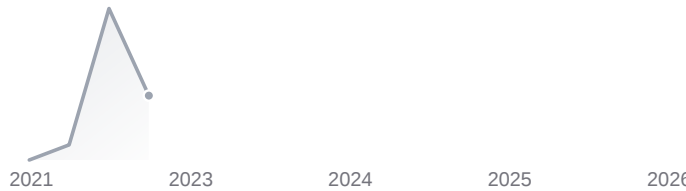
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$335K · Average \$284K



Growth (year over year)

Price -10.1% · Sales +66.7%

Price per square foot

\$166/ft²

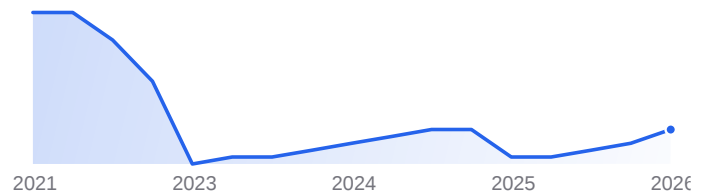


Sale premium vs estimated value

-20.5%

Annual turnover (share of homes sold)

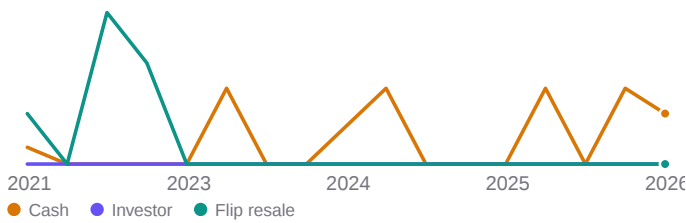
2.4%



BUYERS & OUTCOMES

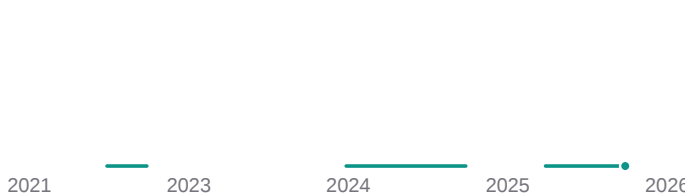
Buyer mix

Cash 33% · Investor 0% · Flip resale 0%



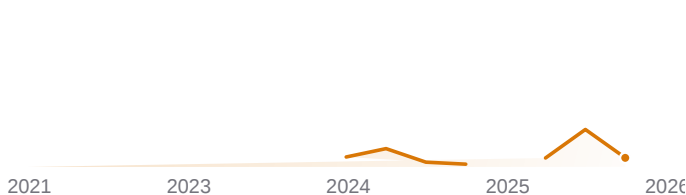
Sellers who sold at a gain

100%

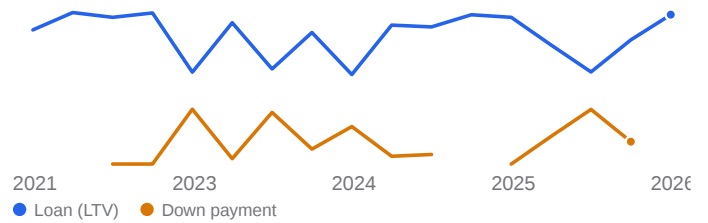


Median annualized return at resale

+10.8%

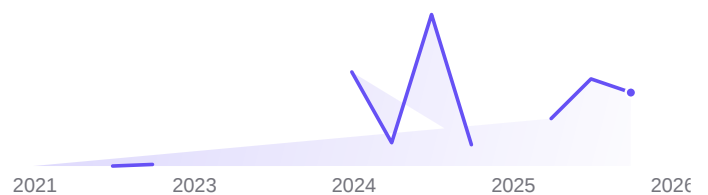


Financing (share of purchase price) Loan (LTV) 100% · Down payment 17%



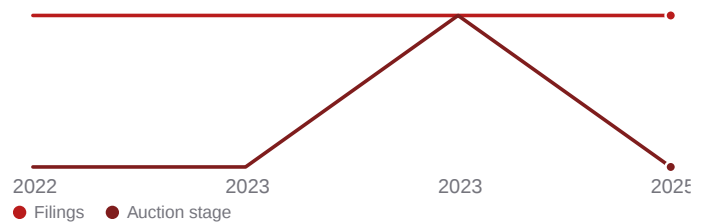
Typical hold before selling

7.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	422
Median value (AVM)	\$224K
Median size	1,536 ft²
Median bedrooms	3
Median year built	1928
Single family	54%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	12%
Owner occupied	71%
Company owned	11%
Median loan-to-value	41%
Typical ownership tenure	8.3 yrs

COMMUNITY

Population	578
Density	7 / mi ²
Median household income	\$87K
Average household income	\$102K
Crime index (US avg 100)	133
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	30
Homes occupied	89%
Bachelor's or higher	18%
Poverty rate	6.3%
Unemployment	0.9%
Average temp	49°F
Annual precip	28 in
Sunshine	66%

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.