

Fairfield 68938

ZIP code · NE · Nebraska > Clay County > Fairfield

\$70K

MEDIAN SALE PRICE

2

SALES (12 MO)

\$108K

MEDIAN VALUE (AVM)

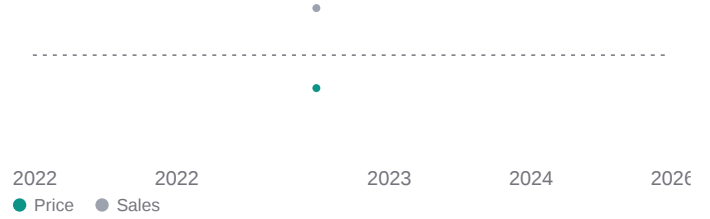
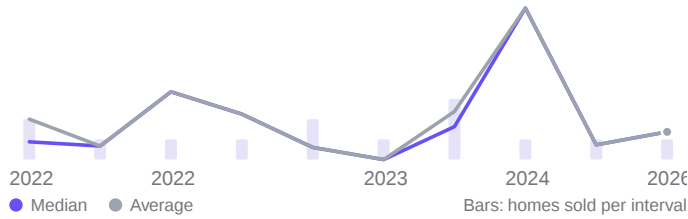
MARKET TRENDS (5 YEARS)

Sale prices

Median \$70K · Average \$70K

Growth (year over year)

Price -17.5% · Sales +25.0%

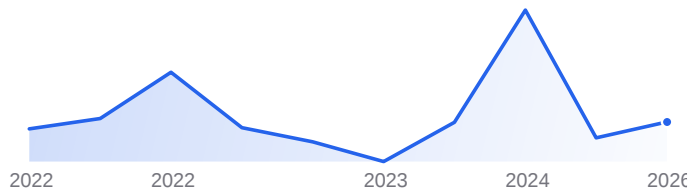


Price per square foot

\$48/ft²

Annual turnover (share of homes sold)

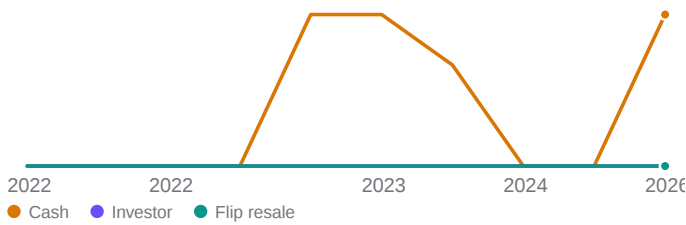
0.7%



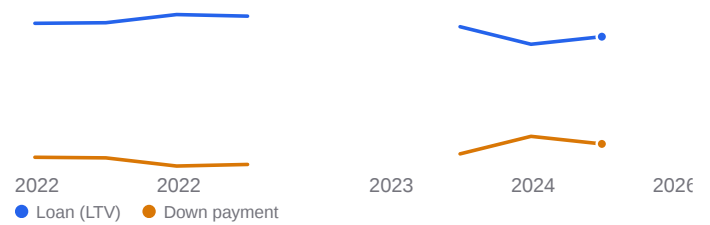
BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%

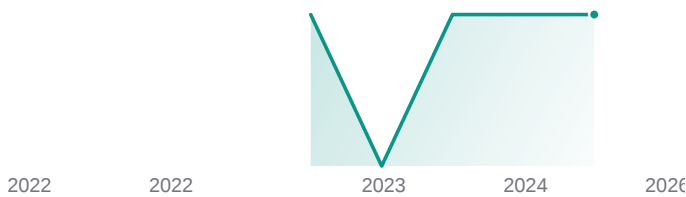


Financing (share of purchase price) Loan (LTV) 85% · Down payment 15%



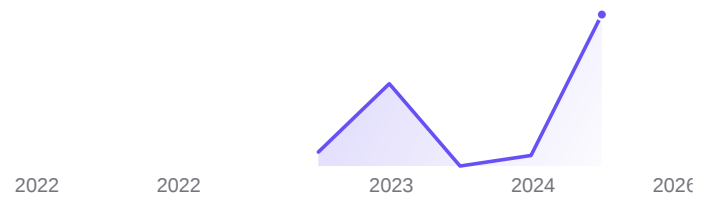
Sellers who sold at a gain

100%



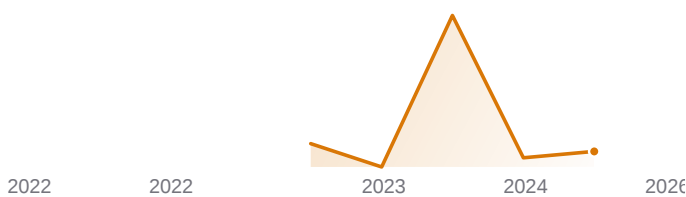
Typical hold before selling

11.9 yrs



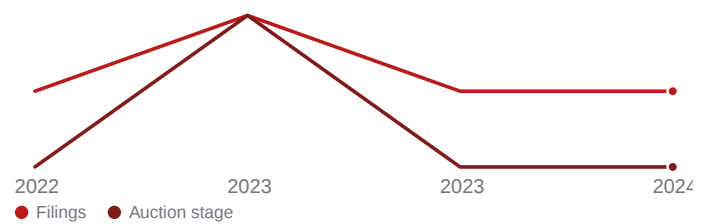
Median annualized return at resale

+5.6%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	295
Median value (AVM)	\$108K
Median size	1,600 ft²
Median bedrooms	3
Median year built	1927
Single family	67%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	8.8%
Owner occupied	74%
Company owned	17%
Median loan-to-value	0%
Typical ownership tenure	10.3 yrs

COMMUNITY

Population	446
Density	6 / mi²
Median household income	\$77K
Average household income	\$85K
Crime index (US avg 100)	169
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	20
Homes occupied	90%
Bachelor's or higher	14%
Poverty rate	6.7%
Unemployment	1.0%
Average temp	51°F
Annual precip	28 in
Sunshine	63%

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.