

Omaha 72662

ZIP code · AR · Arkansas > Boone County > Omaha

SELLER'S MARKET

\$219K

MEDIAN SALE PRICE

+37.8%

1-YR CHANGE

39

SALES (12 MO)

\$244K

MEDIAN VALUE (AVM)

Market temperature

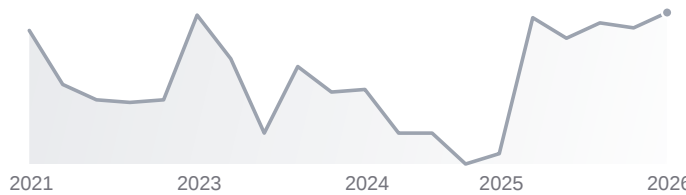
Seller's market · 71 / 100



MARKET TRENDS (5 YEARS)

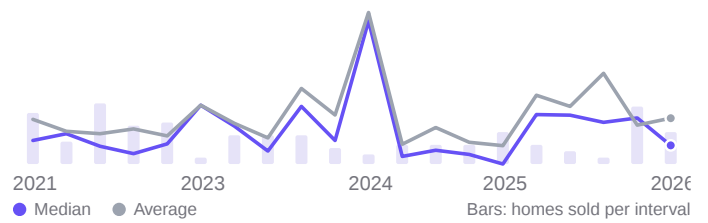
Market temperature (0–100)

71 / 100



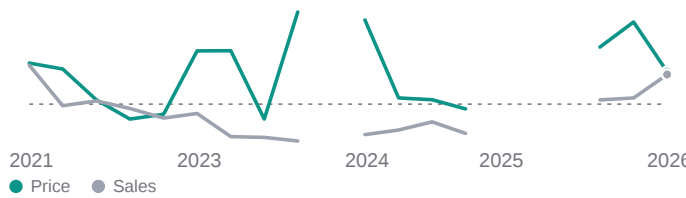
Sale prices

Median \$153K · Average \$238K



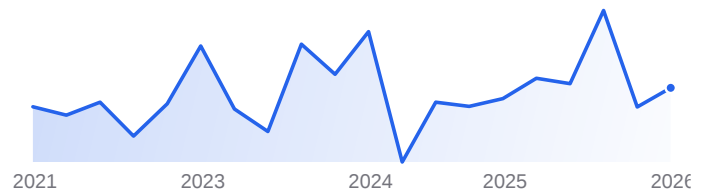
Growth (year over year)

Price +37.8% · Sales +34.5%



Price per square foot

\$161/ft²



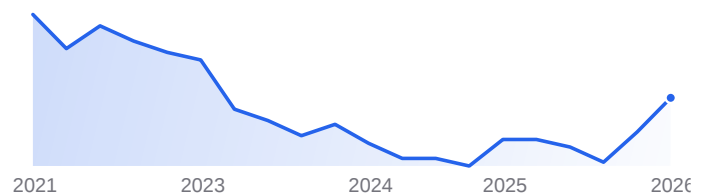
Sale premium vs estimated value

-7.7%



Annual turnover (share of homes sold)

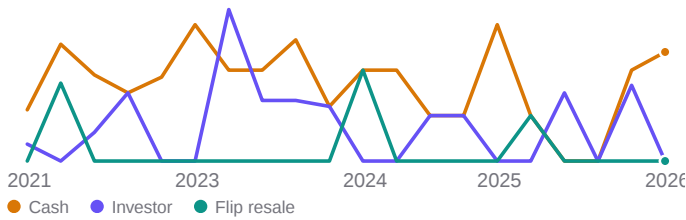
2.5%



BUYERS & OUTCOMES

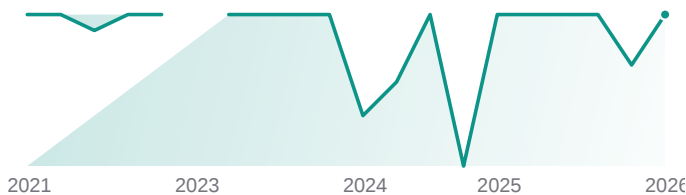
Buyer mix

Cash 40% · Investor 0% · Flip resale 0%



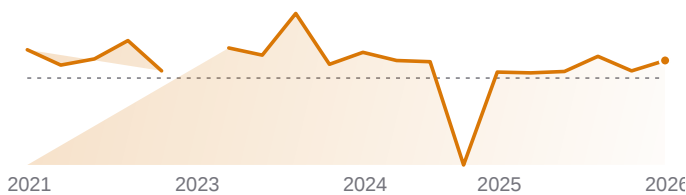
Sellers who sold at a gain

100%

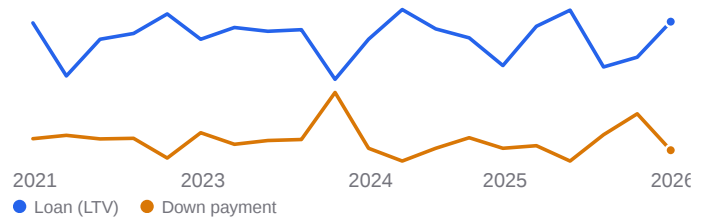


Median annualized return at resale

+9.6%

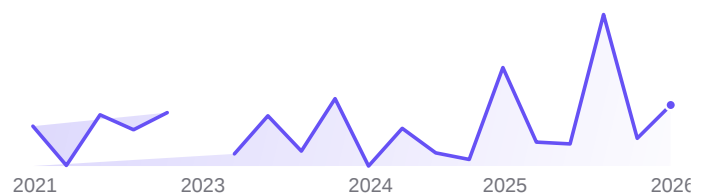


Financing (share of purchase price) Loan (LTV) 91% · Down payment 8.8%



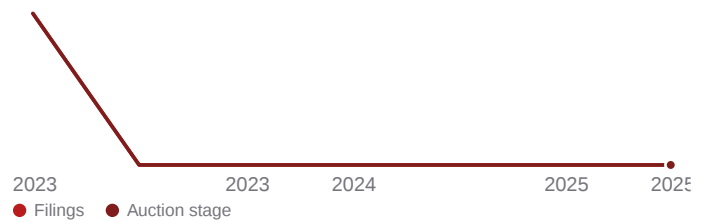
Typical hold before selling

8.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,589
Median value (AVM)	\$244K
Median size	1,500 ft²
Median year built	2001
Single family	44%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	4.7%
Owner occupied	74%
Company owned	19%
Median loan-to-value	36%
Typical ownership tenure	7.8 yrs

COMMUNITY

Population	3,538
Density	30 / mi²
Median household income	\$56K
Average household income	\$64K
Crime index (US avg 100)	112
Air pollution index (US avg 100)	153
Earthquake index (US avg 100)	52
Homes occupied	85%
Bachelor's or higher	6%
Poverty rate	12.6%
Unemployment	1.0%
Average temp	57°F
Annual precip	44 in
Sunshine	61%

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.