

Gravette 72736

ZIP code · AR · Arkansas > Benton County > Gravette

SELLER'S MARKET

\$388K

MEDIAN SALE PRICE

+7.2%

1-YR CHANGE

99

SALES (12 MO)

\$364K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

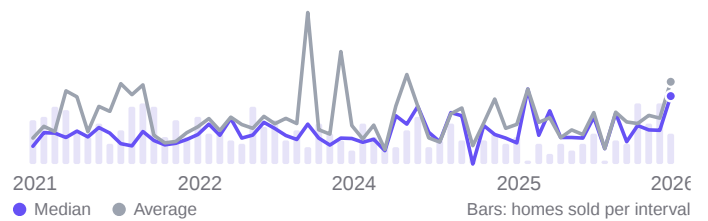
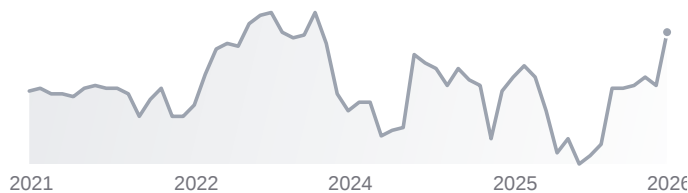
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$550K · Average \$652K

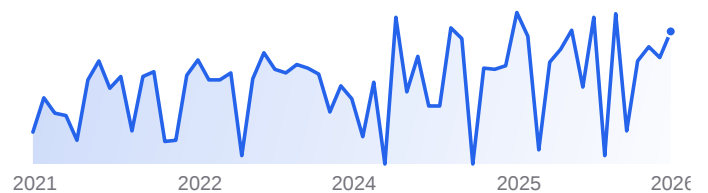
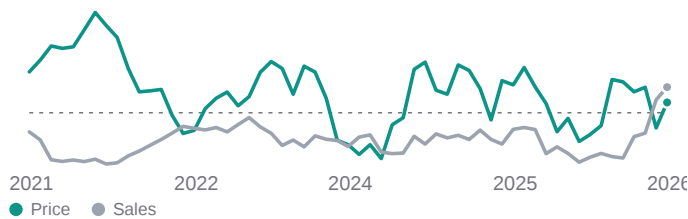


Growth (year over year)

Price +7.2% · Sales +17.9%

Price per square foot

\$212/ft²

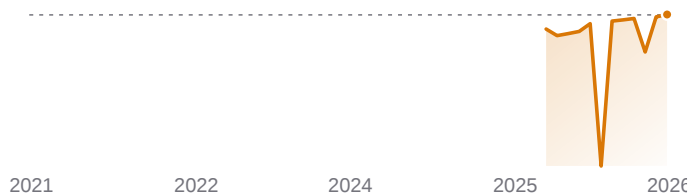


Sale premium vs estimated value

+0.1%

Annual turnover (share of homes sold)

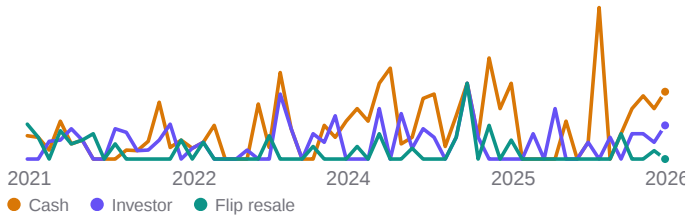
3.0%



BUYERS & OUTCOMES

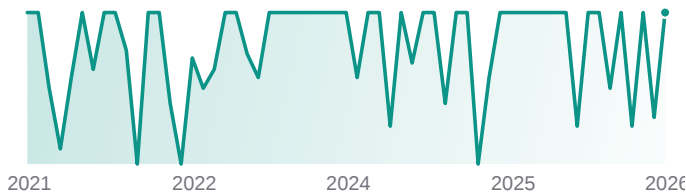
Buyer mix

Cash 44% · Investor 22% · Flip resale 0%



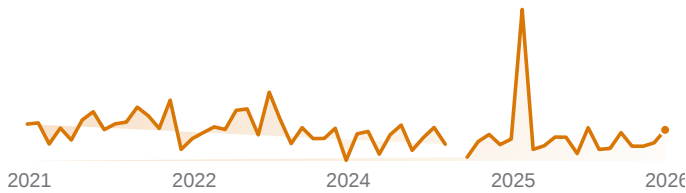
Sellers who sold at a gain

100%

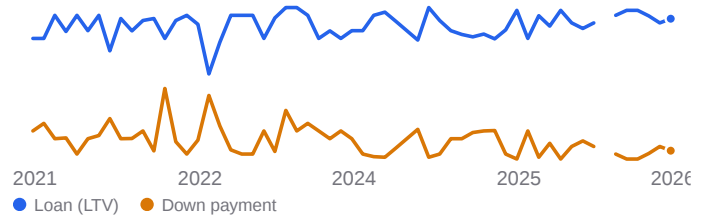


Median annualized return at resale

+12.1%

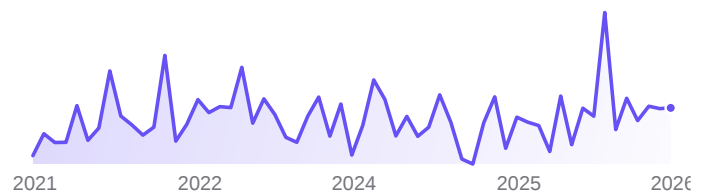


Financing (share of purchase price) Loan (LTV) 93% · Down payment 7.2%



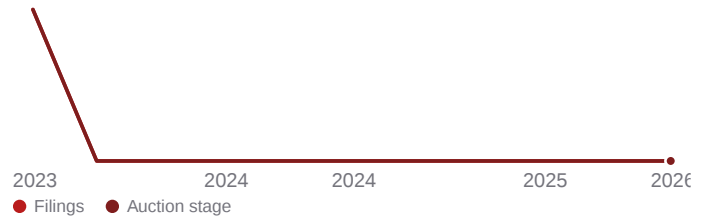
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,259
Median value (AVM)	\$364K
Median size	1,657 ft²
Median year built	2005
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	3.3%
Owner occupied	75%
Company owned	21%
Median loan-to-value	37%
Typical ownership tenure	6.1 yrs

COMMUNITY

Population	7,542
Density	85 / mi²
Median household income	\$69K
Average household income	\$88K
Crime index (US avg 100)	138
Air pollution index (US avg 100)	114
Earthquake index (US avg 100)	34
Homes occupied	90%
Bachelor's or higher	16%
Poverty rate	4.3%
Unemployment	0.9%
Average temp	58°F
Annual precip	47 in
Sunshine	61%

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