

Oklahoma City 73169

ZIP code · OK · Oklahoma > Oklahoma County > Oklahoma City

BUYER'S MARKET

\$263K

MEDIAN SALE PRICE

-42.0%

1-YR CHANGE

25

SALES (12 MO)

\$360K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 20 / 100



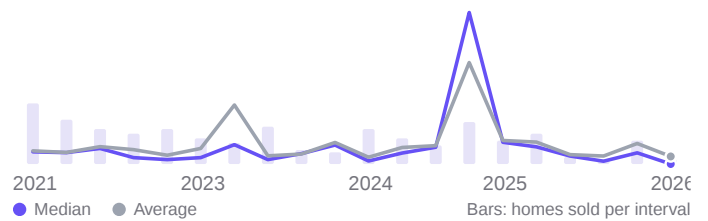
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

20 / 100

Sale prices

Median \$140K · Average \$238K

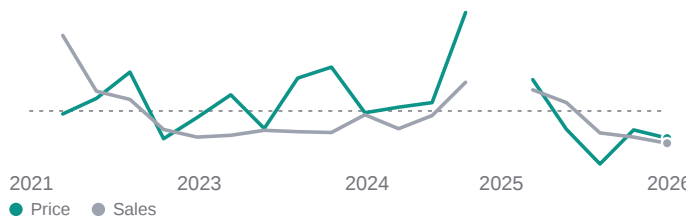


Growth (year over year)

Price -42.0% · Sales -50.0%

Price per square foot

\$83/ft²



Sale premium vs estimated value

-44.0%

Annual turnover (share of homes sold)

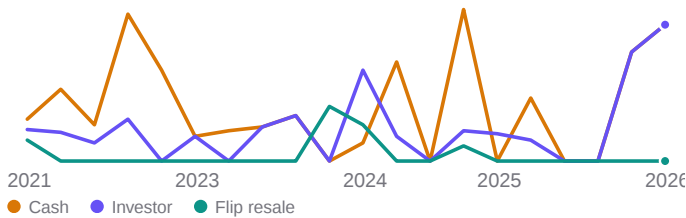
2.5%



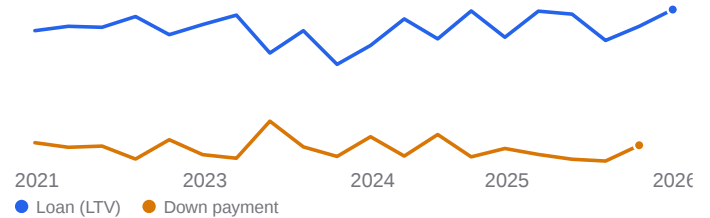
BUYERS & OUTCOMES

Buyer mix

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

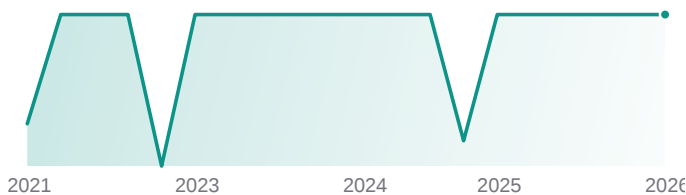


Financing (share of purchase price) Loan (LTV) 100% · Down payment 12%



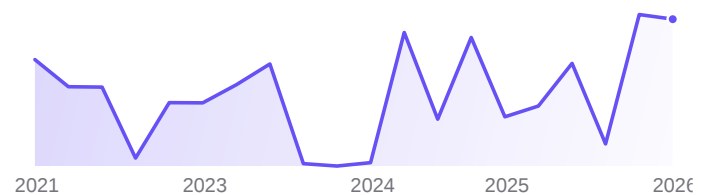
Sellers who sold at a gain

100%



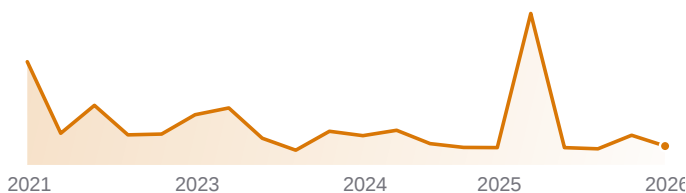
Typical hold before selling

10.1 yrs



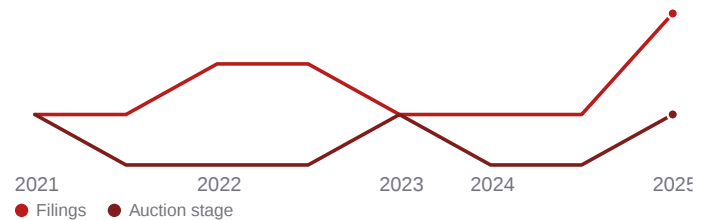
Median annualized return at resale

+4.0%



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	995
Median value (AVM)	\$360K
Median size	2,080 ft²
Median bedrooms	3
Median year built	2004
Single family	95%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	1.9%
Owner occupied	80%
Company owned	27%
Median loan-to-value	51%
Typical ownership tenure	8.9 yrs

COMMUNITY

Population	3,906
Density	462 / mi²
Median household income	\$95K
Average household income	\$105K
Crime index (US avg 100)	34
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	93
Homes occupied	95%
Bachelor's or higher	27%
Poverty rate	3.6%
Unemployment	1.0%
Average temp	61°F
Annual precip	36 in
Sunshine	62%

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.