

Oklahoma City 73173

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

BUYER'S MARKET

\$422K

MEDIAN SALE PRICE

-23.0%

1-YR CHANGE

57

SALES (12 MO)

\$463K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 31 / 100



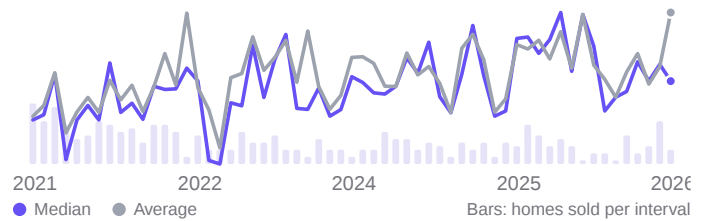
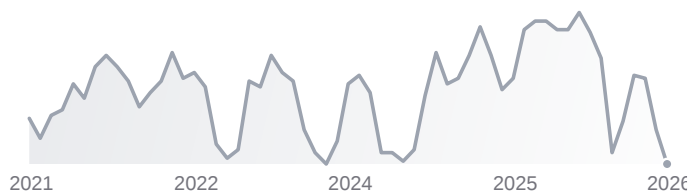
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

31 / 100

Sale prices

Median \$400K · Average \$665K

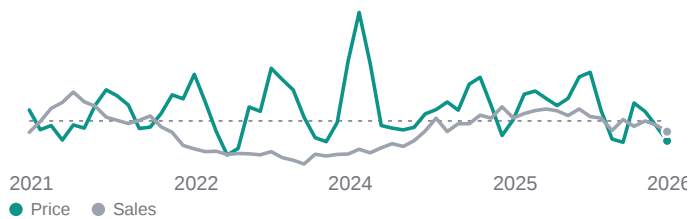


Growth (year over year)

Price -23.0% · Sales -12.3%

Price per square foot

\$184/ft²

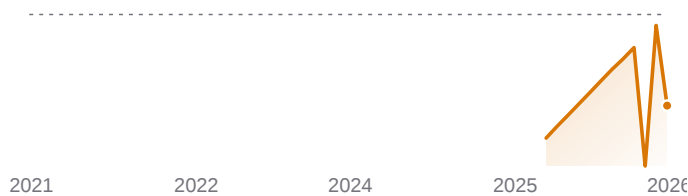


Sale premium vs estimated value

-3.6%

Annual turnover (share of homes sold)

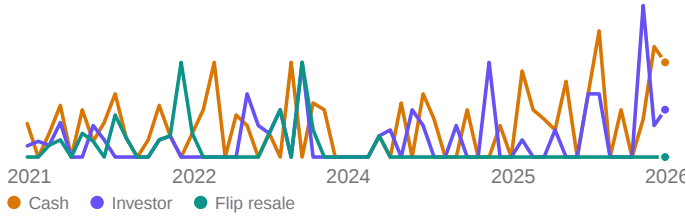
3.6%



BUYERS & OUTCOMES

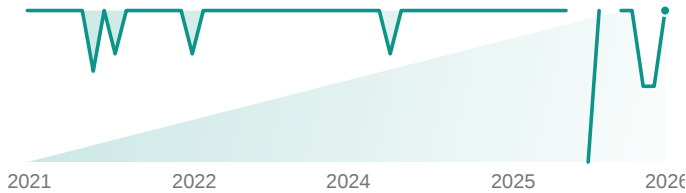
Buyer mix

Cash 50% · Investor 25% · Flip resale 0%



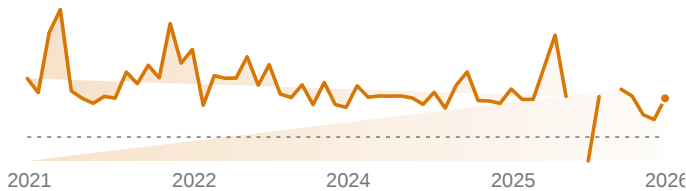
Sellers who sold at a gain

100%

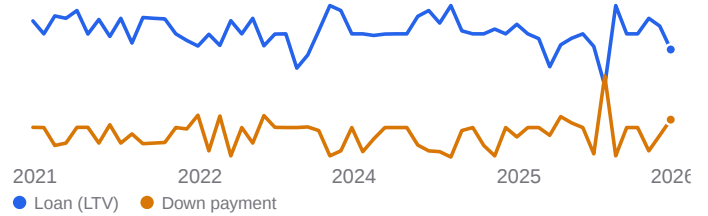


Median annualized return at resale

+4.7%



Financing (share of purchase price) Loan (LTV) 70% · Down payment 25%



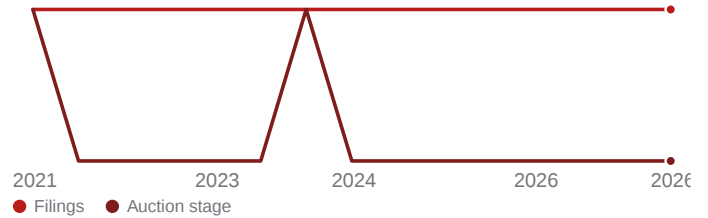
Typical hold before selling

4.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,582
Median value (AVM)	\$463K
Median size	2,324 ft²
Median bedrooms	3
Median year built	2013
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	37%
Underwater (LTV 125% or more)	1.3%
Owner occupied	93%
Company owned	18%
Median loan-to-value	59%
Typical ownership tenure	7.5 yrs

COMMUNITY

Population	4,208
Density	281 / mi²
Median household income	\$132K
Average household income	\$137K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	97
Homes occupied	95%
Bachelor's or higher	35%
Poverty rate	2.5%
Unemployment	1.1%
Average temp	61°F
Annual precip	36 in
Sunshine	62%

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.