

Mannsville 73447

ZIP code · OK · Oklahoma > Johnston County > Mannsville

BUYER'S MARKET

\$130K

MEDIAN SALE PRICE

8

SALES (12 MO)

\$133K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 20 / 100



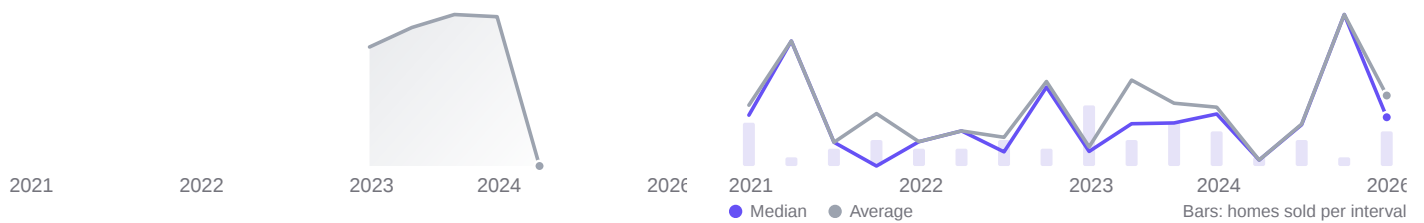
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

20 / 100

Sale prices

Median \$138K · Average \$181K

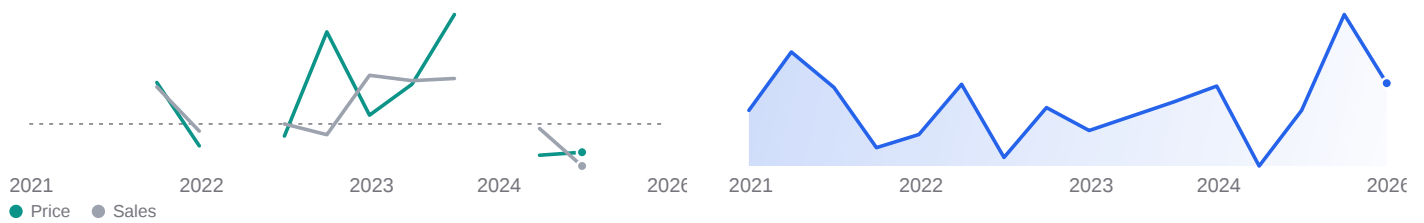


Growth (year over year)

Price -43.5% · Sales -64.7%

Price per square foot

\$119/ft²

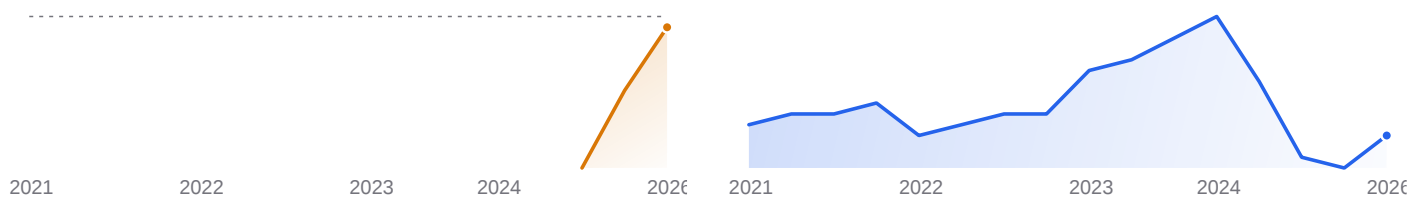


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

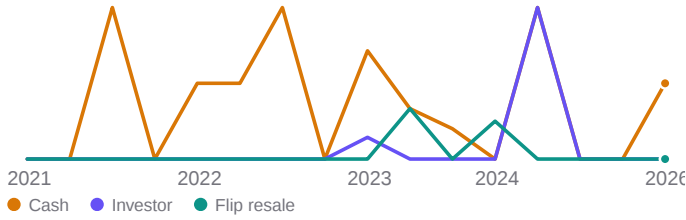
1.9%



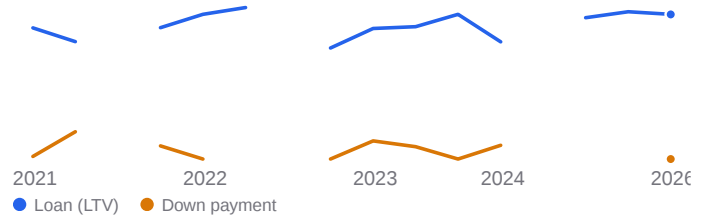
BUYERS & OUTCOMES

Buyer mix

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

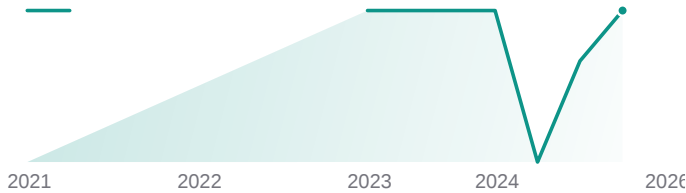


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



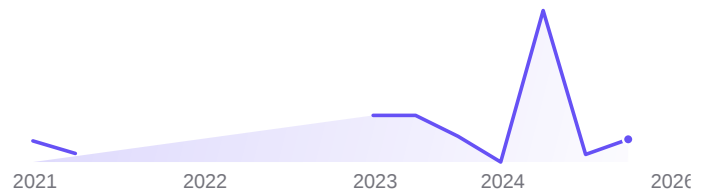
Sellers who sold at a gain

100%



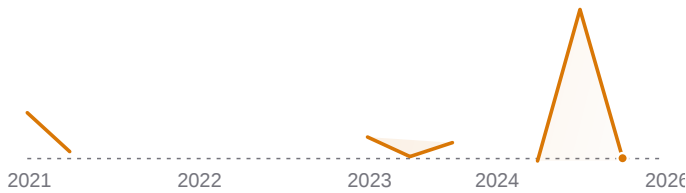
Typical hold before selling

3.3 yrs



Median annualized return at resale

+0.3%



HOUSING STOCK

Homes	428
Median value (AVM)	\$133K
Median size	1,296 ft²
Median bedrooms	3
Median year built	1980
Single family	62%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	1.1%
Owner occupied	71%
Company owned	10%
Median loan-to-value	12%
Typical ownership tenure	10.1 yrs

COMMUNITY

Population	1,022
Density	19 / mi²
Median household income	\$48K
Average household income	\$70K
Crime index (US avg 100)	161
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	51
Homes occupied	89%
Bachelor's or higher	6%
Poverty rate	17.6%
Unemployment	1.3%
Average temp	63°F
Annual precip	42 in
Sunshine	62%

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.