

Clinton 73601

ZIP code · OK · Oklahoma > Washita County > Clinton

SELLER'S MARKET

\$115K

MEDIAN SALE PRICE

37

SALES (12 MO)

\$113K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

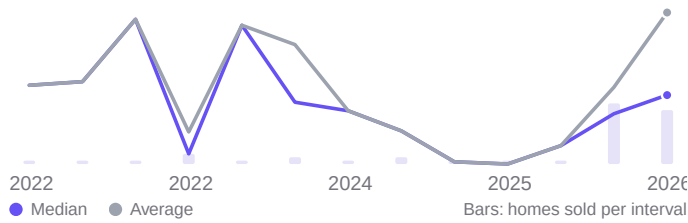
MARKET TRENDS (5 YEARS)

Sale prices

Median \$169K · Average \$323K

Growth (year over year)

Price +14.5% · Sales +600.0%

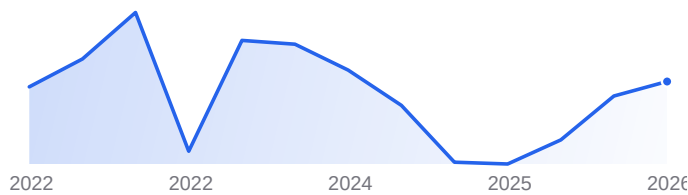


Price per square foot

\$110/ft²

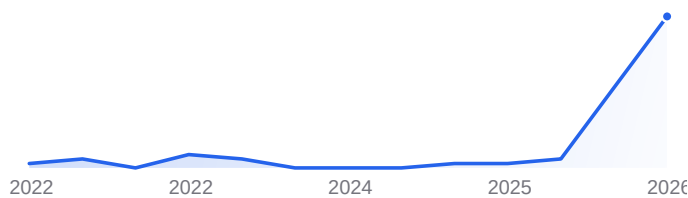
Sale premium vs estimated value

-5.3%



Annual turnover (share of homes sold)

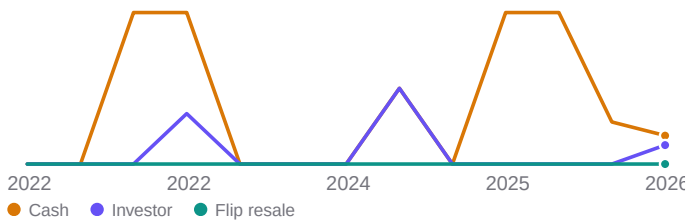
1.0%



BUYERS & OUTCOMES

Buyer mix

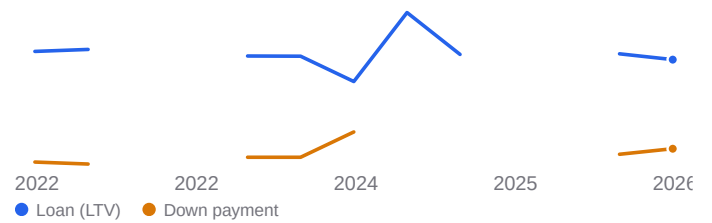
Cash 19% · Investor 13% · Flip resale 0%



Sellers who sold at a gain

100%

Financing (share of purchase price) Loan (LTV) 90% · Down payment 14%

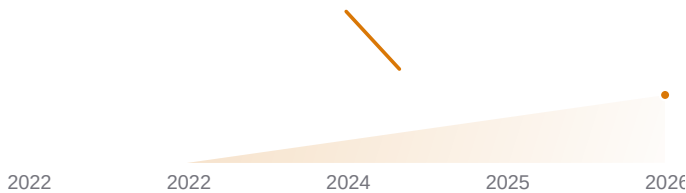


Typical hold before selling

13.9 yrs

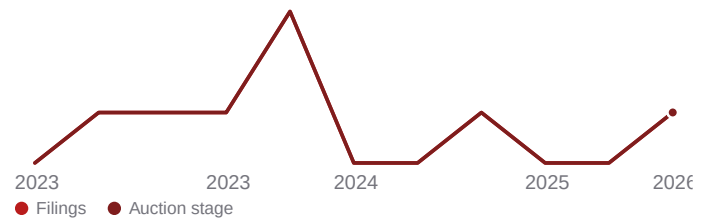
Median annualized return at resale

+9.5%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	3,548
Median value (AVM)	\$113K
Median size	1,381 ft²
Median bedrooms	3
Median year built	1960
Single family	93%
Condos	1.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	1.2%
Owner occupied	69%
Company owned	17%
Median loan-to-value	37%

Typical ownership tenure

8.9 yrs

COMMUNITY

Population	9,427
Density	58 / mi²
Median household income	\$62K
Average household income	\$81K
Crime index (US avg 100)	104
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	62
Homes occupied	80%
Bachelor's or higher	19%
Poverty rate	9.4%
Unemployment	0.9%
Average temp	60°F
Annual precip	30 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.