

Arapaho 73620

ZIP code · OK · Oklahoma › Custer County › Arapaho

\$142K

MEDIAN SALE PRICE

2

SALES (12 MO)

\$138K

MEDIAN VALUE (AVM)

HOUSING STOCK

Homes	441
Median value (AVM)	\$138K
Median size	1,500 ft²
Median bedrooms	3
Median year built	1970
Single family	76%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	2.4%
Owner occupied	80%
Company owned	17%
Median loan-to-value	34%
Typical ownership tenure	9.1 yrs

COMMUNITY

Population	1,210
Density	11 / mi²
Median household income	\$59K
Average household income	\$75K
Crime index (US avg 100)	140
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	60
Homes occupied	85%
Bachelor's or higher	12%
Poverty rate	10.3%
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.