

Foss 73647

ZIP code · OK · Oklahoma > Washita County > Foss

STRONG BUYER'S MARKET

\$247K

MEDIAN SALE PRICE

48

SALES (12 MO)

\$76K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 6 / 100



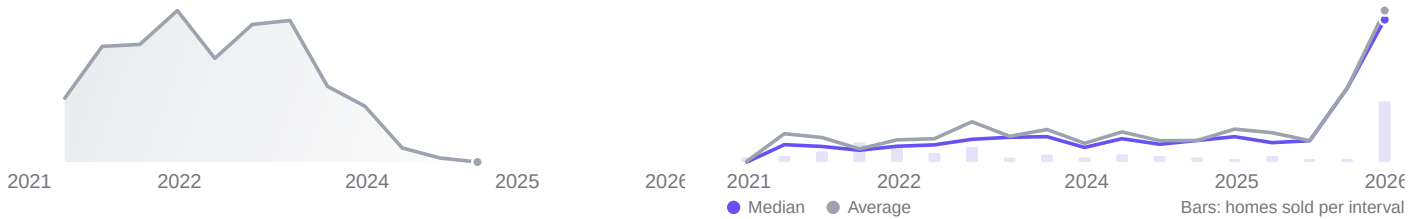
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

6 / 100

Sale prices

Median \$410K · Average \$435K

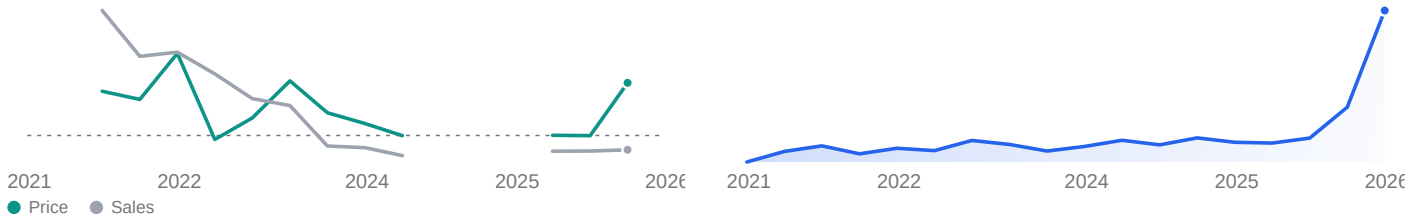


Growth (year over year)

Price +158.2% · Sales -42.9%

Price per square foot

\$326/ft²

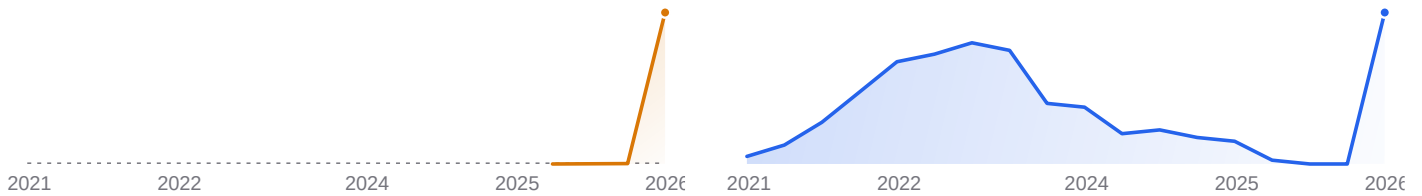


Sale premium vs estimated value

+548.8%

Annual turnover (share of homes sold)

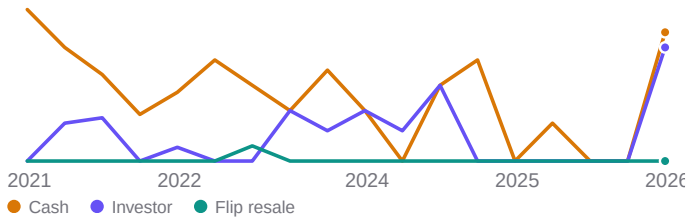
4.6%



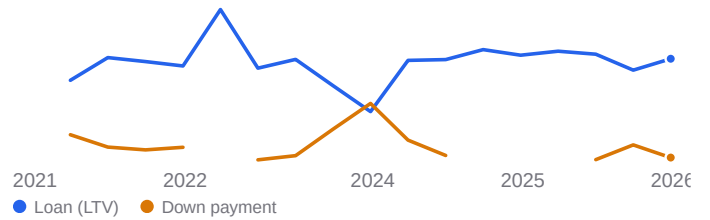
BUYERS & OUTCOMES

Buyer mix

Cash 85% · Investor 75% · Flip resale 0%

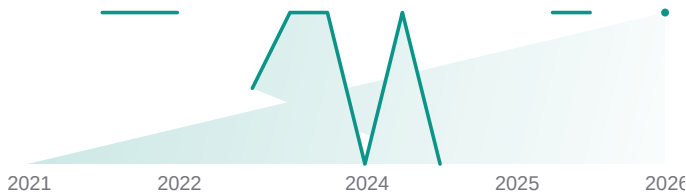


Financing (share of purchase price) Loan (LTV) 95% · Down payment 3.9%



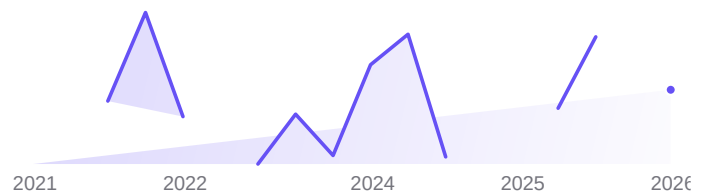
Sellers who sold at a gain

100%



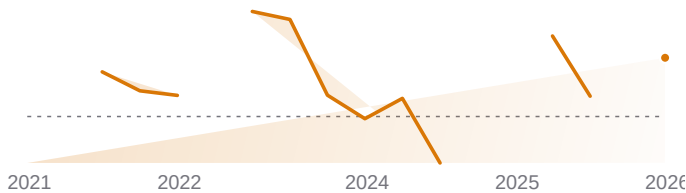
Typical hold before selling

4.5 yrs



Median annualized return at resale

+24.1%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,048
Median value (AVM)	\$76K
Median size	1,386 ft²
Median bedrooms	3
Median year built	1958
Single family	88%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	83%
Underwater (LTV 125% or more)	1.8%
Owner occupied	48%
Company owned	18%
Median loan-to-value	0%
Typical ownership tenure	22.5 yrs

COMMUNITY

Population	929
Density	10 / mi ²
Median household income	\$59K
Average household income	\$82K
Crime index (US avg 100)	123
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	55
Homes occupied	80%
Bachelor's or higher	15%
Poverty rate	18.0%
Unemployment	0.8%
Average temp	60°F
Annual precip	29 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.