

Tulsa 74108

ZIP code · OK · Oklahoma > Tulsa County > Tulsa

SELLER'S MARKET

\$145K

MEDIAN SALE PRICE

-4.0%

1-YR CHANGE

141

SALES (12 MO)

\$168K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 72 / 100

Buyer's market

Balanced

Seller's market

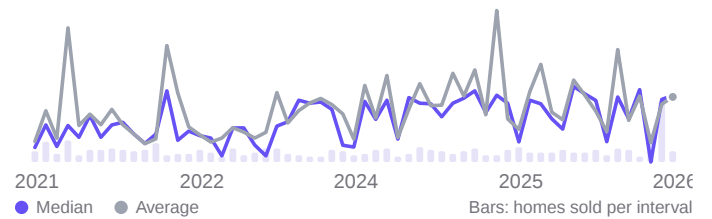
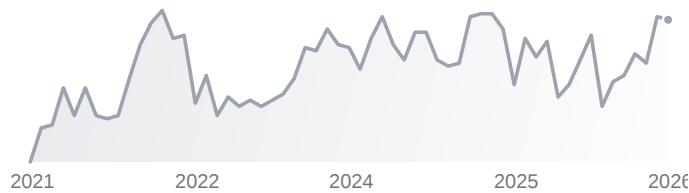
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

72 / 100

Sale prices

Median \$183K · Average \$180K

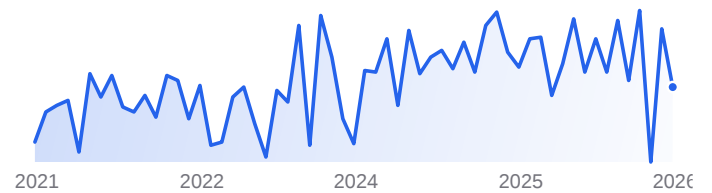
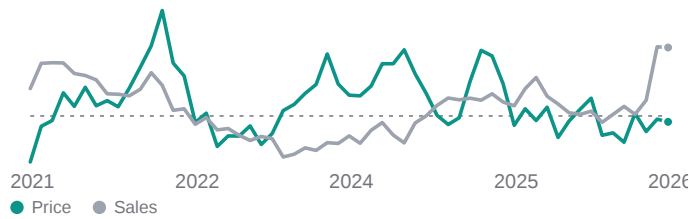


Growth (year over year)

Price -4.0% · Sales +46.9%

Price per square foot

\$114/ft²

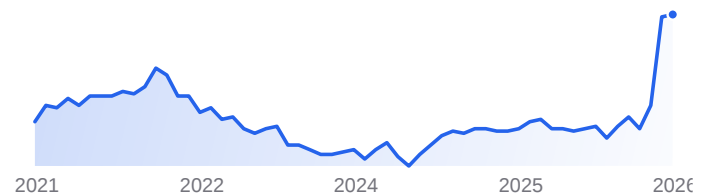


Sale premium vs estimated value

-26.8%

Annual turnover (share of homes sold)

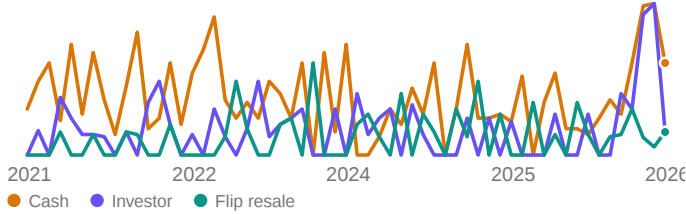
6.0%



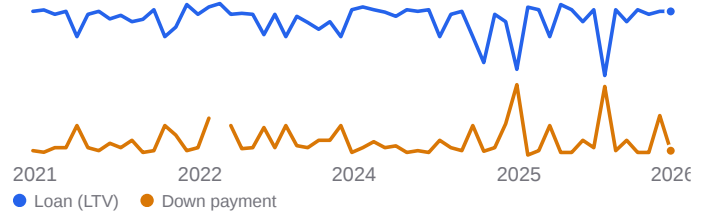
BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 13% · Flip resale 13%

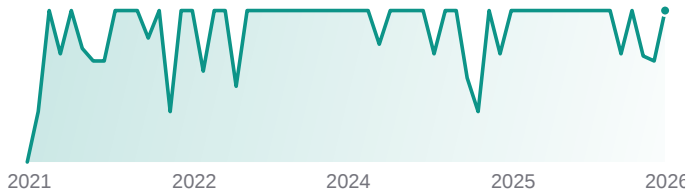


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.0%



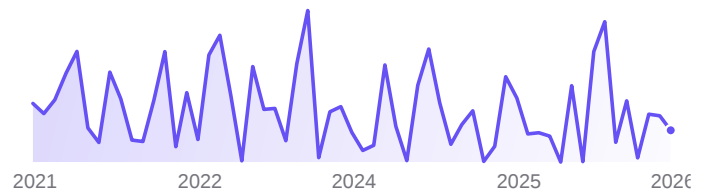
Sellers who sold at a gain

100%



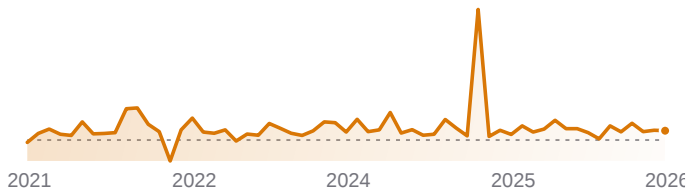
Typical hold before selling

4.6 yrs



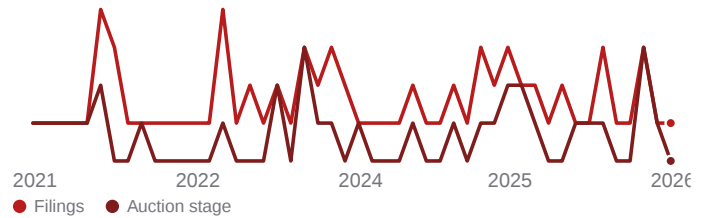
Median annualized return at resale

+5.3%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,361
Median value (AVM)	\$168K
Median size	1,215 ft²
Median bedrooms	3
Median year built	1967
Single family	94%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	67%
Underwater (LTV 125% or more)	1.5%
Owner occupied	69%
Company owned	26%
Median loan-to-value	34%
Typical ownership tenure	9.7 yrs

COMMUNITY

Population	5,740
Density	740 / mi²
Median household income	\$55K
Average household income	\$79K
Crime index (US avg 100)	121
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	31
Homes occupied	94%
Bachelor's or higher	9%
Poverty rate	30.1%
Unemployment	1.0%
Average temp	60°F
Annual precip	42 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.