

Cartwright 74731

ZIP code · OK · Oklahoma > Bryan County > Cartwright

BALANCED MARKET

\$198K

MEDIAN SALE PRICE

13

SALES (12 MO)

\$186K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



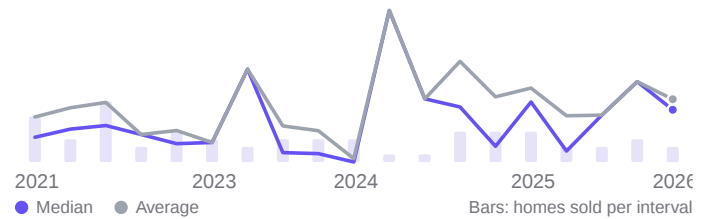
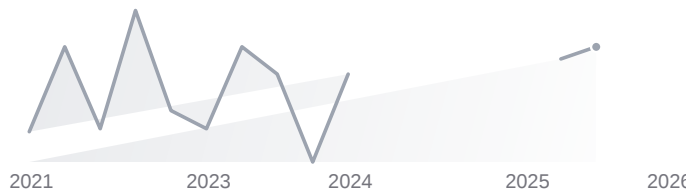
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

48 / 100

Sale prices

Median \$185K · Average \$216K

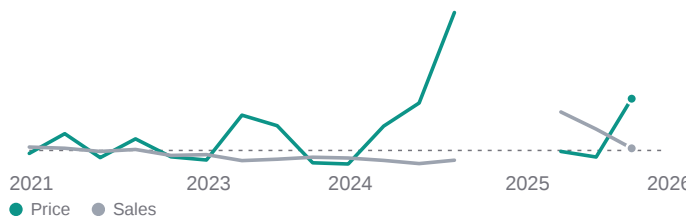


Growth (year over year)

Price +241.9% · Sales +10.0%

Price per square foot

\$110/ft²

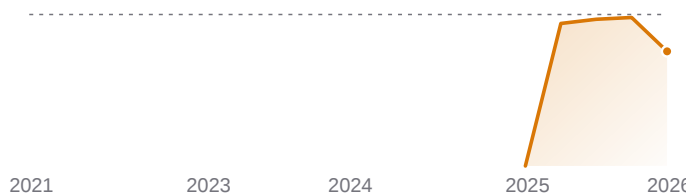


Sale premium vs estimated value

-7.0%

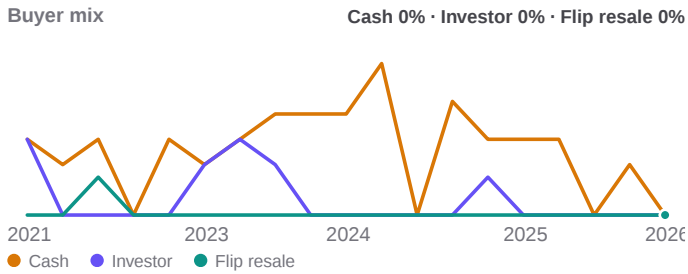
Annual turnover (share of homes sold)

2.0%

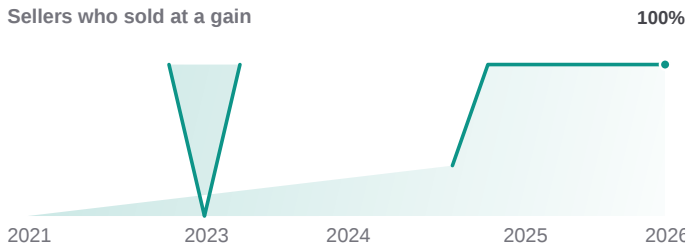


BUYERS & OUTCOMES

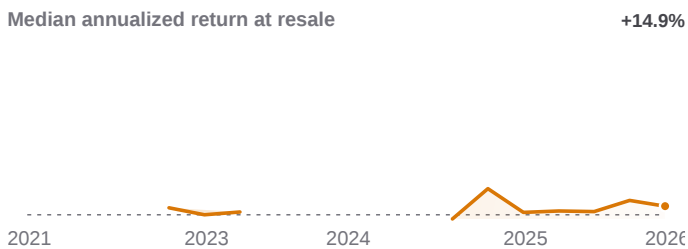
Buyer mix



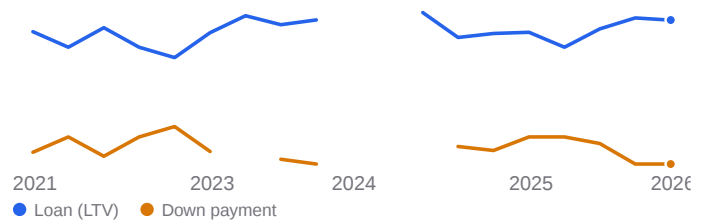
Sellers who sold at a gain



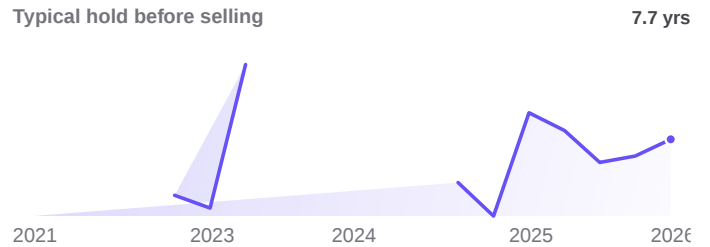
Median annualized return at resale



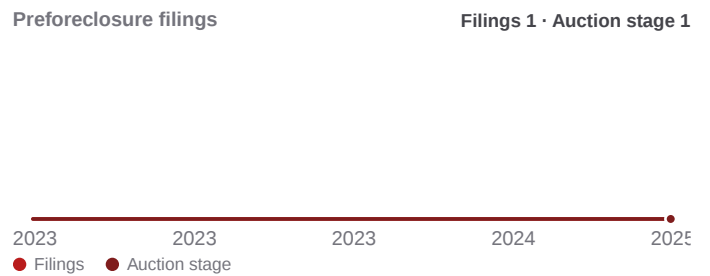
Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



Typical hold before selling



Preforeclosure filings



HOUSING STOCK

Homes	661
Median value (AVM)	\$186K
Median size	1,472 ft²
Median bedrooms	3
Median year built	1987
Single family	67%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	76%
Underwater (LTV 125% or more)	1.1%
Owner occupied	70%
Company owned	7.1%
Median loan-to-value	0%
Typical ownership tenure	11.3 yrs

COMMUNITY

Population	1,730
Density	62 / mi ²
Median household income	\$50K
Average household income	\$63K
Crime index (US avg 100)	120
Air pollution index (US avg 100)	79
Earthquake index (US avg 100)	46
Homes occupied	83%
Bachelor's or higher	7%
Poverty rate	13.6%
Unemployment	0.8%
Average temp	63°F
Annual precip	42 in
Sunshine	62%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.