

Spencerville 74760

ZIP code · OK · Oklahoma > Choctaw County

\$360K

MEDIAN SALE PRICE

3

SALES (12 MO)

\$206K

MEDIAN VALUE (AVM)

HOUSING STOCK

Homes	64
Median value (AVM)	\$206K
Median size	1,500 ft²
Median bedrooms	3
Median year built	1989
Single family	41%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	67%
Underwater (LTV 125% or more)	4.8%
Owner occupied	92%
Company owned	3.1%
Median loan-to-value	0%
Typical ownership tenure	19.3 yrs

COMMUNITY

Population	168
Density	10 / mi²
Median household income	\$49K
Average household income	\$67K
Crime index (US avg 100)	159
Air pollution index (US avg 100)	114
Earthquake index (US avg 100)	42
Homes occupied	83%
Bachelor's or higher	11%
Poverty rate	13.6%
Unemployment	0.9%
Average temp	63°F
Annual precip	50 in
Sunshine	62%

Market metrics are derived from recorded arms-length deeds through April 2021, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.