

Vineyard 84059

ZIP code · UT · Utah > Utah County > Vineyard

SELLER'S MARKET

\$530K

MEDIAN SALE PRICE

51

SALES (12 MO)

\$543K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 62 / 100

Buyer's market

Balanced

Seller's market

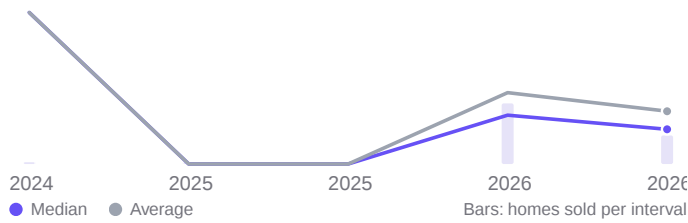
MARKET TRENDS (5 YEARS)

Sale prices

Median \$485K · Average \$560K

Growth (year over year)

Price +51.3% · Sales +3400.0%

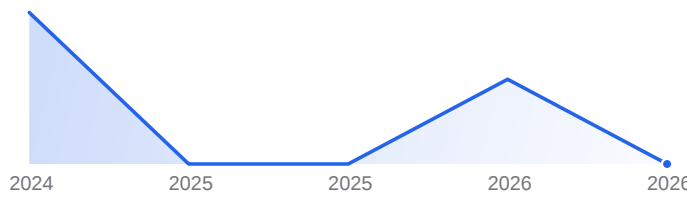


Price per square foot

\$269/ft²

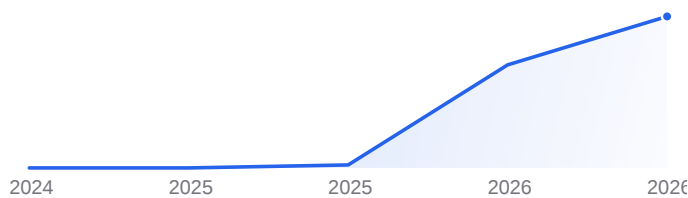
Sale premium vs estimated value

-4.6%



Annual turnover (share of homes sold)

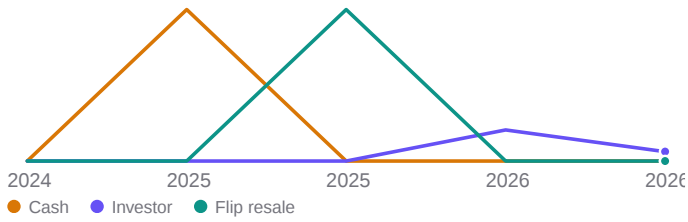
1.1%



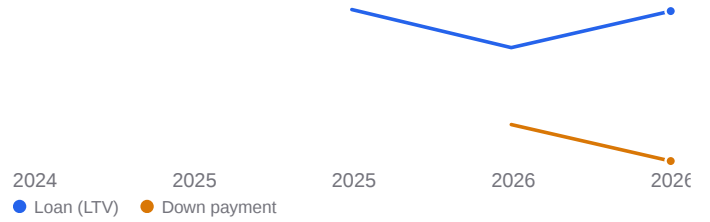
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 6.3% · Flip resale 0%

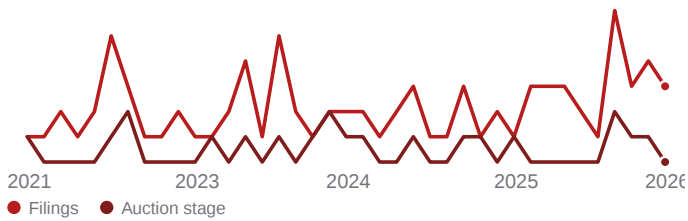


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Preforeclosure filings

Filings 3 · Auction stage 0



HOUSING STOCK

Homes	4,849
Median value (AVM)	\$543K
Median size	1,832 ft²
Median bedrooms	3
Median year built	2017
Single family	54%
Condos	13%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	1.1%
Owner occupied	66%
Company owned	23%
Median loan-to-value	53%
Typical ownership tenure	5.8 yrs

COMMUNITY

Population	17,878
Density	607 / mi²
Median household income	\$102K
Average household income	\$124K
Crime index (US avg 100)	104
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	232
Homes occupied	92%
Bachelor's or higher	33%
Poverty rate	6.3%
Unemployment	1.6%
Average temp	51°F
Annual precip	17 in
Sunshine	66%

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.