

Santaquin 84655

ZIP code · UT · Utah > Utah County > Santaquin

\$454K

MEDIAN SALE PRICE

62

SALES (12 MO)

\$504K

MEDIAN VALUE (AVM)

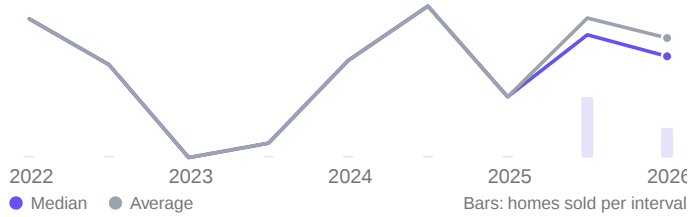
MARKET TRENDS (5 YEARS)

Sale prices

Median \$429K · Average \$459K

Growth (year over year)

Price +60.5% · Sales +0.0%

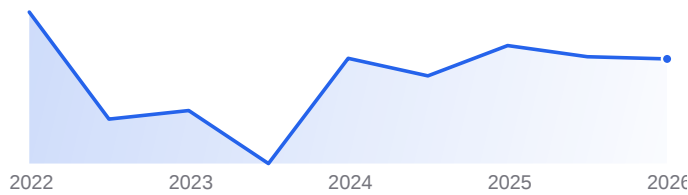


Price per square foot

\$280/ft²

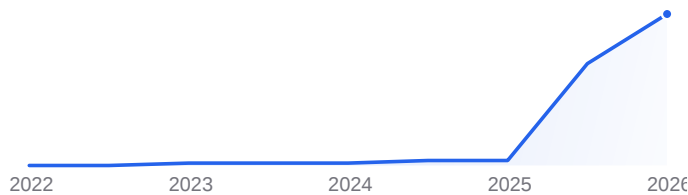
Sale premium vs estimated value

-1.5%



Annual turnover (share of homes sold)

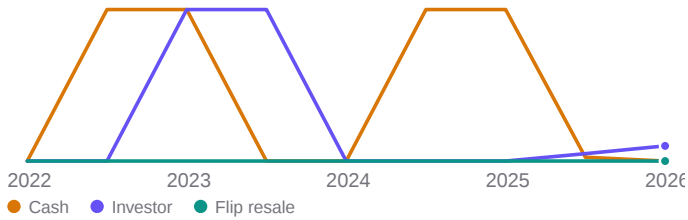
1.0%



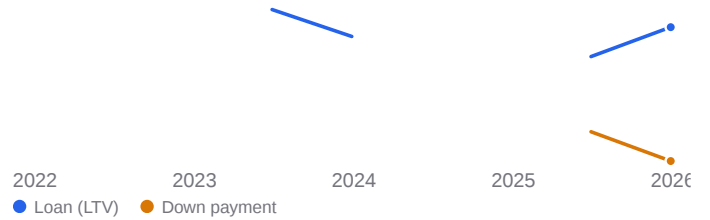
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 10% · Flip resale 0%

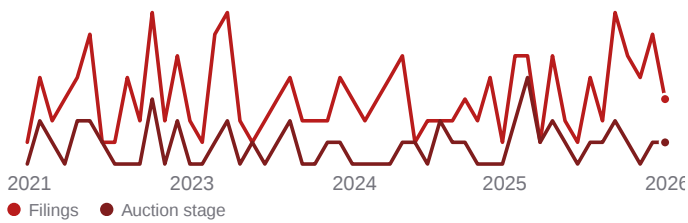


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	5,917
Median value (AVM)	\$504K
Median size	1,609 ft²
Median bedrooms	3
Median year built	2015
Single family	80%
Condos	1.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	43%
Underwater (LTV 125% or more)	2.2%
Owner occupied	81%
Company owned	12%
Median loan-to-value	58%
Typical ownership tenure	5.6 yrs

COMMUNITY

Population	14,825
Density	108 / mi²
Median household income	\$95K
Average household income	\$111K
Crime index (US avg 100)	54
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	225
Homes occupied	97%
Bachelor's or higher	19%
Poverty rate	3.4%
Unemployment	1.4%
Average temp	50°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.