

Tacna 85352

ZIP code · AZ · Arizona > Yuma County > Tacna

BALANCED MARKET

\$30K

MEDIAN SALE PRICE

-70.2%

1-YR CHANGE

6

SALES (12 MO)

\$143K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



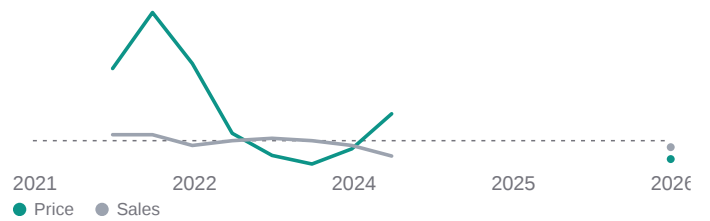
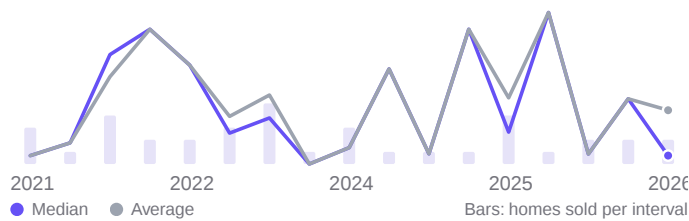
MARKET TRENDS (5 YEARS)

Sale prices

Median \$30K · Average \$84K

Growth (year over year)

Price -70.2% · Sales -25.0%

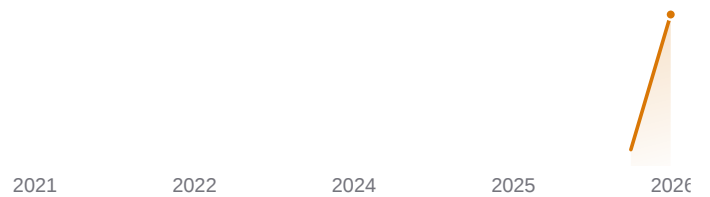
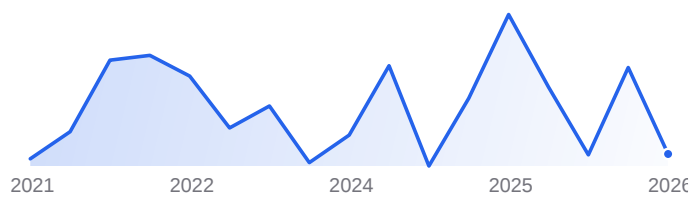


Price per square foot

\$36/ft²

Sale premium vs estimated value

+6.3%



Annual turnover (share of homes sold)

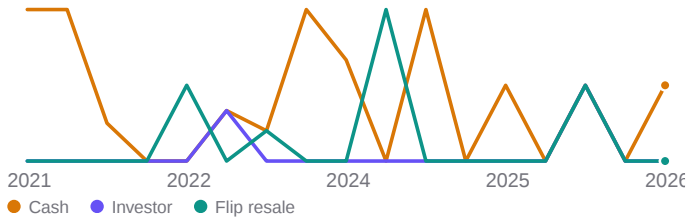
2.6%



BUYERS & OUTCOMES

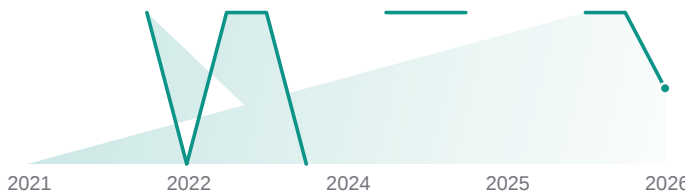
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



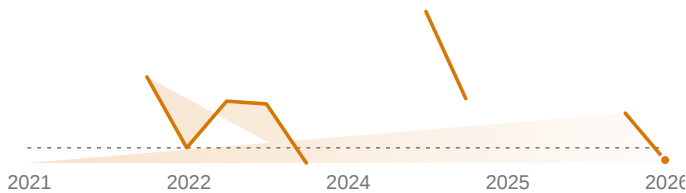
Sellers who sold at a gain

50%

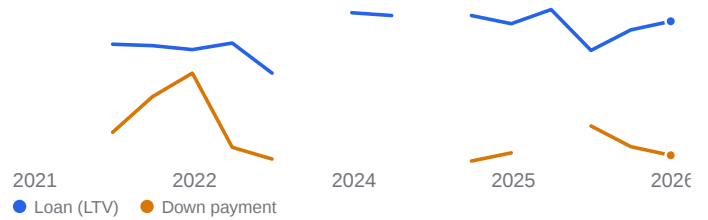


Median annualized return at resale

-3.0%

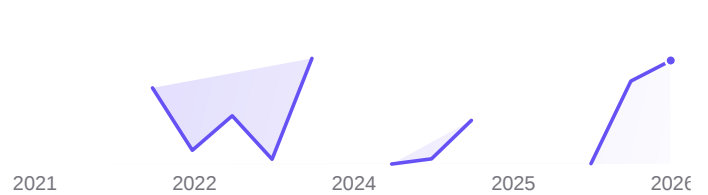


Financing (share of purchase price) Loan (LTV) 94% · Down payment 5.6%



Typical hold before selling

17.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	229
Median value (AVM)	\$143K
Median size	1,000 ft²
Median bedrooms	3
Median year built	1980
Single family	32%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	2.0%
Owner occupied	16%
Company owned	19%
Median loan-to-value	36%
Typical ownership tenure	8.0 yrs

COMMUNITY

Population	27
Density	6 / mi ²
Median household income	\$45K
Average household income	\$69K
Crime index (US avg 100)	163
Air pollution index (US avg 100)	108
Earthquake index (US avg 100)	102
Homes occupied	75%
Bachelor's or higher	12%
Poverty rate	22.6%
Unemployment	3.9%
Average temp	72°F
Annual precip	4 in
Sunshine	90%

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