

Kirkland 86332

ZIP code · AZ · Arizona > Yavapai County

SELLER'S MARKET

\$170K

MEDIAN SALE PRICE

+59.4%

1-YR CHANGE

53

SALES (12 MO)

\$369K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 78 / 100



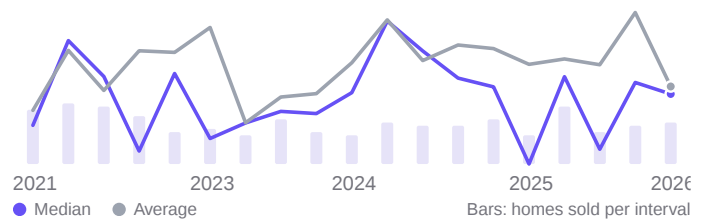
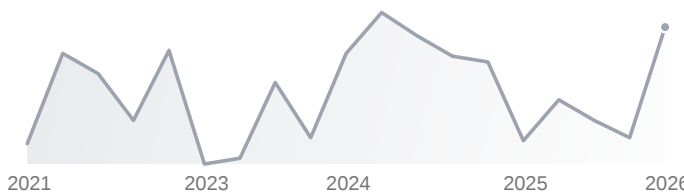
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

78 / 100

Sale prices

Median \$206K · Average \$217K

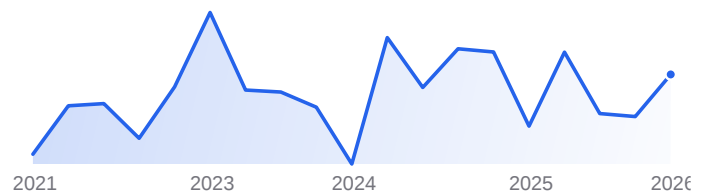
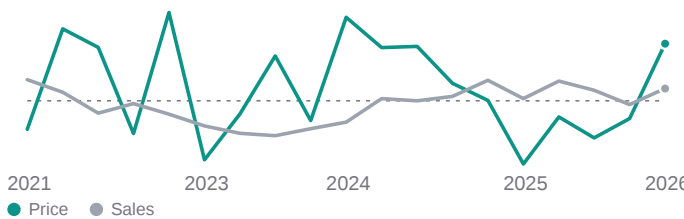


Growth (year over year)

Price +59.4% · Sales +12.8%

Price per square foot

\$185/ft²

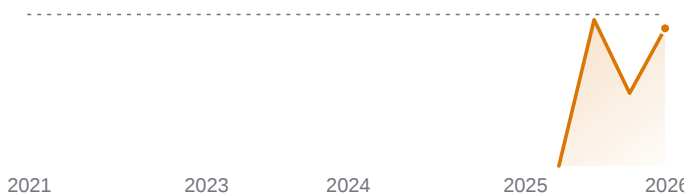


Sale premium vs estimated value

-2.6%

Annual turnover (share of homes sold)

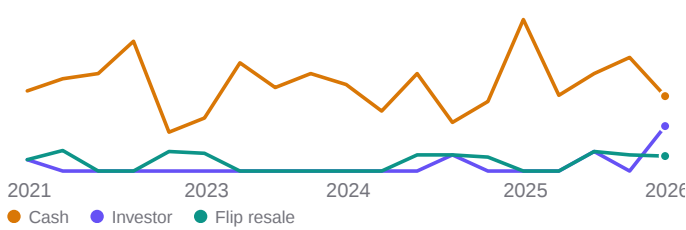
5.3%



BUYERS & OUTCOMES

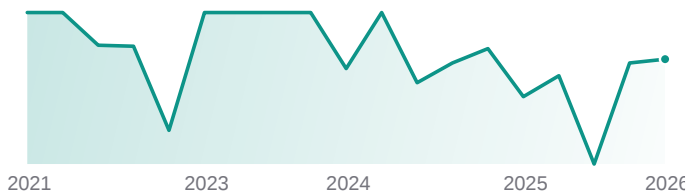
Buyer mix

Cash 38% · Investor 23% · Flip resale 7.7%



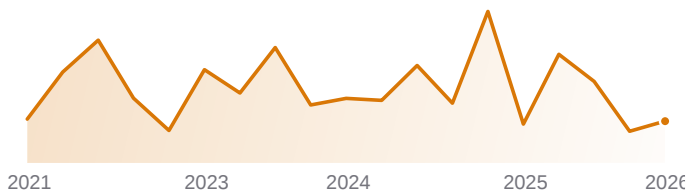
Sellers who sold at a gain

91%

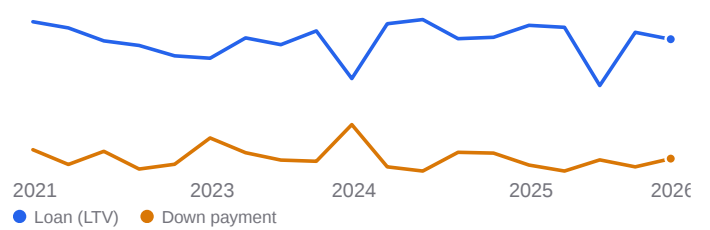


Median annualized return at resale

+5.3%



Financing (share of purchase price) Loan (LTV) 85% · Down payment 10%



Typical hold before selling

11.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,008
Median value (AVM)	\$369K
Median size	1,344 ft²
Median year built	1995
Single family	51%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	2.5%
Owner occupied	63%
Company owned	19%
Median loan-to-value	23%
Typical ownership tenure	9.9 yrs

COMMUNITY

Population	2,450
Density	4 / mi²
Median household income	\$55K
Average household income	\$84K
Crime index (US avg 100)	164
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	104
Homes occupied	70%
Bachelor's or higher	12%
Poverty rate	14.6%
Unemployment	0.6%
Average temp	60°F
Annual precip	19 in
Sunshine	86%

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.