

Tulare 93274

ZIP code · CA · California > Tulare County > Tulare

BUYER'S MARKET

\$375K

MEDIAN SALE PRICE

-1.4%

1-YR CHANGE

809

SALES (12 MO)

\$330K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 36 / 100



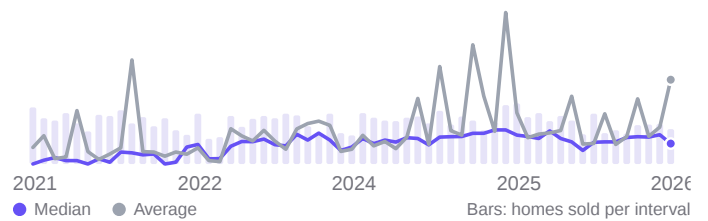
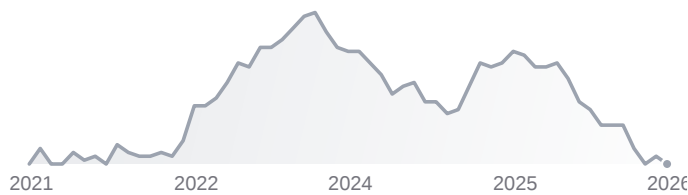
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

36 / 100

Sale prices

Median \$360K · Average \$548K

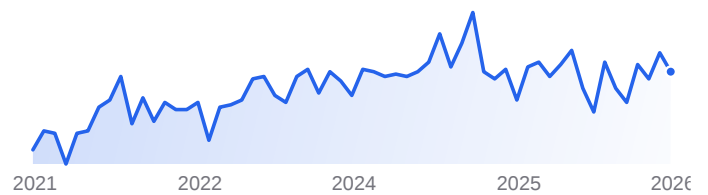
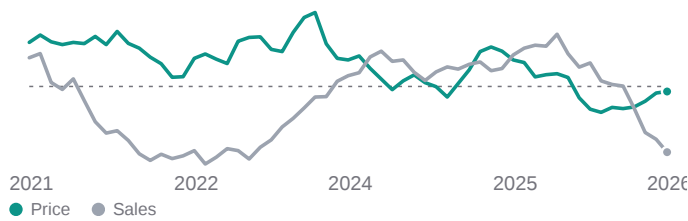


Growth (year over year)

Price -1.4% · Sales -18.0%

Price per square foot

\$228/ft²

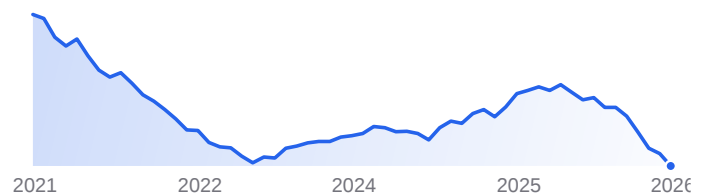
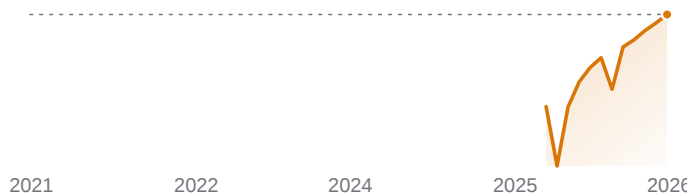


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

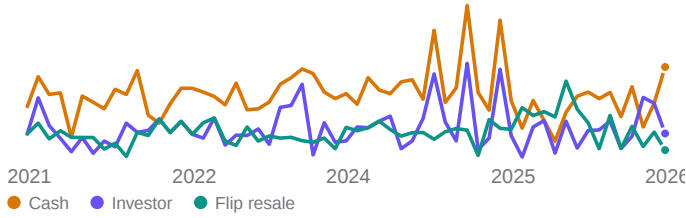
3.7%



BUYERS & OUTCOMES

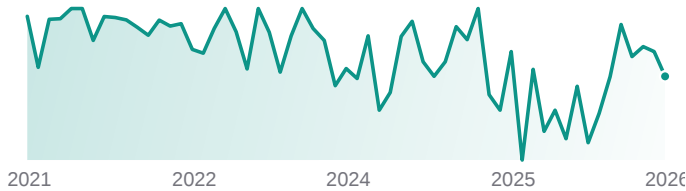
Buyer mix

Cash 28% · Investor 8.2% · Flip resale 3.3%



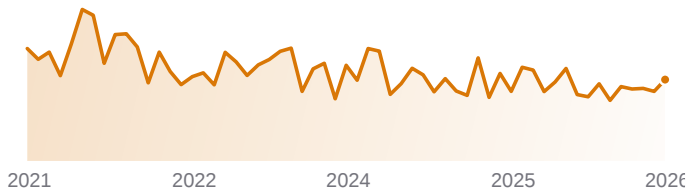
Sellers who sold at a gain

88%

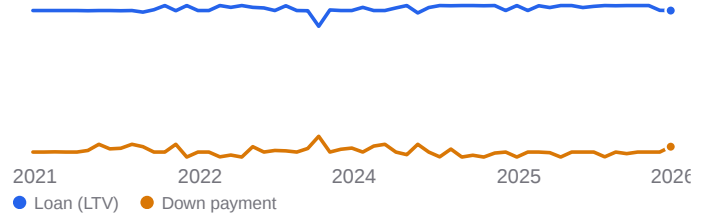


Median annualized return at resale

+5.6%

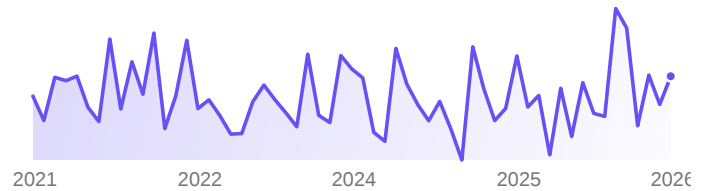


Financing (share of purchase price) Loan (LTV) 95% · Down payment 8.4%



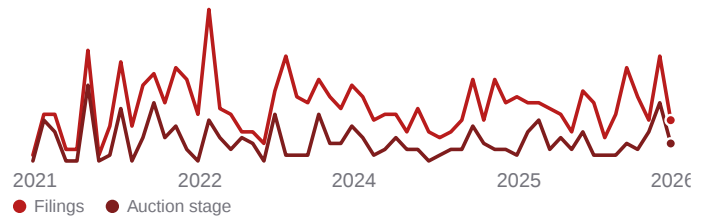
Typical hold before selling

8.5 yrs



Preforeclosure filings

Filings 7 · Auction stage 3



HOUSING STOCK

Homes	22,149
Median value (AVM)	\$330K
Median size	1,509 ft²
Median bedrooms	3
Median year built	1989
Single family	92%
Condos	1.2%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	50%
Underwater (LTV 125% or more)	1.6%
Owner occupied	74%
Company owned	21%
Median loan-to-value	51%

Typical ownership tenure

11.3 yrs

COMMUNITY

Population	80,048
Density	382 / mi²
Median household income	\$63K
Average household income	\$83K
Crime index (US avg 100)	90
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	109
Homes occupied	96%
Bachelor's or higher	7%
Poverty rate	14.7%
Unemployment	3.1%
Average temp	63°F
Annual precip	9 in
Sunshine	70%

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