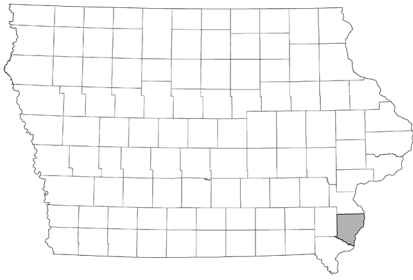


Data for Decision Makers



Des Moines County Housing Profile

report created: 12/13/2024

Housing Access

In 2022, there were 18,791 housing units in Des Moines County. Of this total, 12,067 were owner-occupied, 5,184 were renter-occupied, and 1,540 were vacant. Fewer housing units were counted in Des Moines County in the 1940 Decennial Census than in the most recent American Community Survey estimate. The median year for which housing was built in Des Moines County is 1958. In Des Moines County, a majority of owner-occupied housing is of 1-unit structures. For renter-occupied housing, there is more housing of 1-unit structures than any other type. Seasonally vacant housing units were 10.0% of all vacant units.

Housing Characteristics, 2018-2022¹

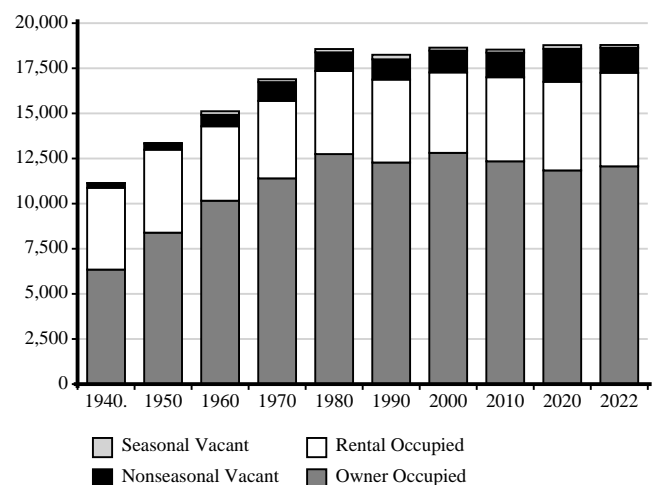
	Estimate	MOE
Total Housing Units	18,791	+/- 72
Vacant Units	1,540 (8.2%)	+/- 300 (1.6%)
Occupied Units	17,251 (91.8%)	+/- 303 (1.6%)
Owner-Occupied Units	12,067 (69.9%)	+/- 455 (2.5%)
Renter-Occupied Units	5,184 (30.1%)	+/- 440 (2.5%)
Median ^a Value ^b	\$135,300	+/- \$7,521
Median ^a Rent ^c	\$882	+/- \$49
Avg Household Size - Owner ^d	2.33	+/-0.06
Avg Household Size - Renter ^c	1.93	+/-0.12

^aMedian is the middle value of a distribution ^bMedian value of owner-occupied units, ^cMedian gross rent of renter-occupied units, ^dOwner-occupied units, ^eRenter-occupied units

Median^a Year Built by Tenure, 2018-2022¹

	Estimate	MOE
Median Year Built	1958	+/-2
Owner Occupied	1956	+/-2
Renter Occupied	1963	+/-7

Number of Housing Units, 1940-2022^{1,2}



Contacts:

Regional Director
Whitney Howell
317 Van Buren St.
Wapello, IA 52653
whowell@iastate.edu
319-523-2371

County Office
Catie Johnson
1700 West Mt. Pleasant St.
West Burlington, IA 52655
catiejo@iastate.edu
319-671-7165

<http://indicators.extension.iastate.edu>

Housing Characteristics

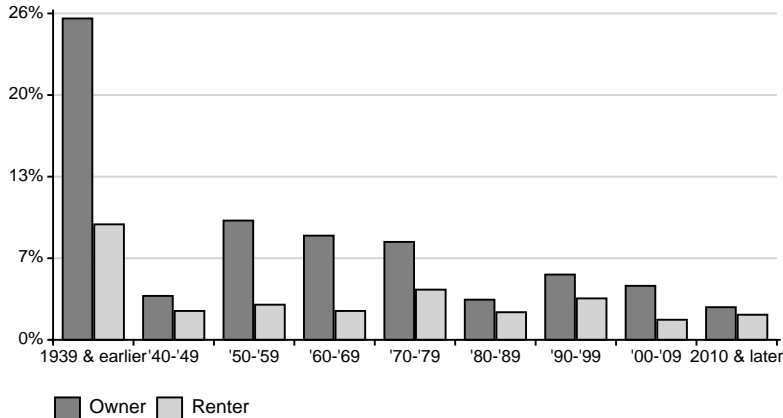
Des Moines County

Occupied Housing Units By Structure Type, 2018-2022¹

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Occupied Units	17,251	+/-303	NA	NA
Owner Occupied	12,067	+/-455	100.0	NA
1-Unit ^a	11,492	+/-474	95.2	+/-1.6
2 to 4 Unit	117	+/-53	1.0	+/-0.4
5 or More Units	70	+/-64	0.6	+/-0.5
Mobile Home	388	+/-110	3.2	+/-0.9
Boat, RV, Van etc.	0	+/-22	0.0	+/-0.2
Renter Occupied	5,184	+/-440	100.0	NA
1-Unit ^a	2,299	+/-338	44.3	+/-5.3
2 to 4 Unit	1,110	+/-271	21.4	+/-4.9
5 or More Units	1,639	+/-306	31.6	+/-5.2
Mobile Home	99	+/-41	1.9	+/-0.8
Boat, RV, Van etc.	37	+/-57	0.7	+/-1.1

^aIncludes Unattached and Attached Units

Percent of Housing Units by Year Built and by Tenure, 2018-2022¹



Housing Units by Number of Bedrooms and Tenure, 2018-2022¹

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Occupied Units	17,251	+/-303	NA	NA
Owner Occupied	12,067	+/-455	100.0	NA
1 Bedroom ^a	254	+/-105	2.1	+/-0.9
2 Bedrooms	3,229	+/-368	26.8	+/-2.9
3 Bedrooms	5,664	+/-430	46.9	+/-3.1
4 or More	2,920	+/-328	24.2	+/-2.6
Renter Occupied	5,184	+/-440	100.0	NA
No Bedroom	288	+/-162	5.6	+/-3.1
1 Bedroom	1,251	+/-276	24.1	+/-4.9
2 Bedrooms	2,213	+/-305	42.7	+/-4.6
3 Bedrooms	1,121	+/-190	21.6	+/-3.2
4 or More	311	+/-137	6.0	+/-2.6

^aIncludes No Bedroom Units (e.g. studio apartments)

Status of Vacant Housing Units, 2018-2022¹

	Number		Percent (%)	
	Est	MOE	Est	MOE
Total Vacant Units	1,540	+/-300	NA	NA
For Rent	207	+/-120	13.4	+/-7.3
Rented, Not Occupied	0	+/-22	0.0	+/-1.4
For Sale	157	+/-125	10.2	+/-7.9
Sold, Not Occupied	18	+/-27	1.2	+/-1.7
Seasonal ^a	154	+/-117	10.0	+/-7.3
For Migrant Workers	0	+/-22	0.0	+/-1.4
Other	1,004	+/-221	65.2	+/-6.7

^aFor Seasonal, Recreational, or Occasional Use

Authorized Housing Construction Permits in Des Moines County, 1995-2021³

Permit Year	Single Family Units	Duplex Units	Tri/Four-plex Units	Multi-Family Units	Total Units	Per Unit Valuation ⁺	
						Single Family	Multi-Family
1995-1999	140	5	18	1	164	\$113,603	\$4,800,000
2000-2004	194	12	0	1	207	\$88,958	\$3,500,000
2005-2009	135	4	0	0	139	\$159,255	\$0
2010-2014	154	4	0	0	158	\$166,308	\$0
2015-2019	128	10	0	3	141	\$158,937	\$0
2020	23	3	0	1	27	\$151,599	\$964,250
2021	24	0	0	1	25	\$147,135	\$1,102,000

The median value of owner-occupied housing in Des Moines County was \$135,300 in 2018-2022. Median rent was \$882. In 2022, 25 permits for housing construction were authorized in Des Moines County. In 2018-2022, the median household income for owner-occupied housing was higher than the median household income for renter-occupied units. It was estimated that 13.3% of owners and 53.6% of renters spent more than 30% of their household income on monthly owner or renter costs. Among owner-occupied units, more householders were age 45 to 64 than any other age group. For renter-occupied units, the most common age was under 35.

HUD Income Limits, 2022⁴

	2 Person Family	4 Person Family
Extremely Low Income	\$18,950	\$27,750
Very Low Income	\$31,600	\$39,450
Low Income	\$50,500	\$63,100

Median^a Household Income by Tenure 2018-2022¹

	Estimate	MOE
Median Household Income	\$58,084	+/- \$3,015
Owner Occupied	\$74,954	+/- \$2,441
Renter Occupied	\$28,069	+/- \$3,181
Median Family Income	\$76,866	+/- \$3,619

^aMedian is the middle value of a distribution

Housing Values for Owner Occupied Housing Units with Mortgage and without Mortgage, 2018-2022¹

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Owner Occupied Units				
With Mortgage	6,651	+/-428	100.0	NA
Less than \$50,000	426	+/-163	6.4	+/-2.4
\$50,000 to \$99,999	1,632	+/-274	24.5	+/-3.6
\$100,000 to \$299,999	3,727	+/-364	56	+/-4.3
\$300,000 to \$499,999	602	+/-142	9.1	+/-2.2
\$500,000 and above	264	+/-114	4	+/-1.7
Without Mortgage	5,416	+/-346	100.0	NA
Less than \$50,000	914	+/-218	16.9	+/-3.8
\$50,000 to \$99,999	1,392	+/-219	25.7	+/-3.9
\$100,000 to \$299,999	2,573	+/-419	47.6	+/-7.1
\$300,000 to \$499,999	425	+/-111	7.8	+/-1.9
\$500,000 and above	112	+/-57	2.1	+/-1.0

Percent of Households Spending 30% or More of Household Income on Monthly Owner or Renter Costs, 2018-2022¹

	Estimate	MOE
Owner Occupied Units	13.3%	NA
Renter Occupied Units	53.6%	NA

Monthly Housing Costs of Owner Occupied Units with Mortgage, without Mortgage and Renters, 2018-2022¹

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Occupied Units				
Owner with Mortgage	6,651	+/-428	100.0	NA
Less than \$399	40	+/-32	0.6	+/-0.5
Between \$400 to \$599	8	+/-12	0.1	+/-0.2
Between \$600 to \$799	88	+/-57	1.3	+/-0.9
Between \$800 to \$999	667	+/-176	10	+/-2.5
Between \$1,000 to \$1,499	1,105	+/-196	16.6	+/-2.6
Between \$1,500 to \$1,999	2,474	+/-319	37.2	+/-3.8
Between \$2,000 to \$2,499	1,524	+/-233	22.9	+/-3.2
\$2,500 and above	621	+/-131	9.4	+/-1.9
Owner without Mortgage	5,416	+/-346	100.0	NA
Less than \$200	91	+/-66	1.7	+/-1.2
Between \$200 and \$399	932	+/-215	17.2	+/-3.8
Between \$400 and \$599	2,062	+/-278	38.1	+/-4.3
Between \$600 and \$999	1,774	+/-208	32.8	+/-3.5
\$1,000 and above	557	+/-144	10.3	+/-2.6
Renter	5,184	+/-440	100.0	NA
Less than \$300	235	+/-110	4.5	+/-2.1
Between \$300 and \$499	264	+/-104	5.1	+/-2
Between \$500 and \$799	1,448	+/-275	27.9	+/-4.8
Between \$800 and \$999	1,230	+/-249	23.7	+/-4.4
Between \$1,000 and \$1,499	1,229	+/-283	23.7	+/-4.9
\$1,500 and above	391	+/-169	7.5	+/-3.2

Households and Families by Type by Tenure, 2018-2022¹

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Total Households	17,251	+/-303	100.0	NA
Living Alone	5,833	+/-484	33.8	+/-2.7
Owner Occupied	12,067	+/-455	100.0	NA
Family Households	8,001	+/-379	66.3	+/-1.9
Married-couple	6,583	+/-405	54.6	+/-2.7
Married-couple w/ Children ^a	1,932	+/-250	16.0	+/-2.0
Female Householder ^b	875	+/-229	7.3	+/-1.9
Female HH w/ Children ^{a,b}	553	+/-209	4.6	+/-1.7
Male Householder ^b	543	+/-165	4.5	+/-1.4
Male HH w/ Children ^{a,b}	224	+/-95	1.9	+/-0.8
Nonfamily Households ^c	4,066	+/-397	33.7	+/- 3.0
Renter Occupied	5,184	+/-440	100.0	NA
Family Households	2,252	+/-353	43.4	+/-5.7
Married-couple	661	+/-166	12.8	+/-3.0
Married-couple w/ Children ^a	369	+/-145	7.1	+/-2.7
Female Householder ^b	1,221	+/-243	23.6	+/-4.2
Female HH w/ Children ^{a,b}	933	+/-209	18.0	+/-3.7
Male Householder ^b	370	+/-167	7.1	+/-3.2
Male HH w/ Children ^{a,b}	197	+/-145	3.8	+/-2.8
Nonfamily Households ^c	2,932	+/-398	56.6	+/- 6.0

^a with Own Children, ^b No Spouse Present,

^c Includes Householders Living Alone

Opportunity Zones & New Market Tax Credit Eligible Areas in Des Moines County^{5,6}

Opportunity Zones	3
New Market Tax Credit Areas	4

Place of Work and Travel Time to Work, 2018-2022¹

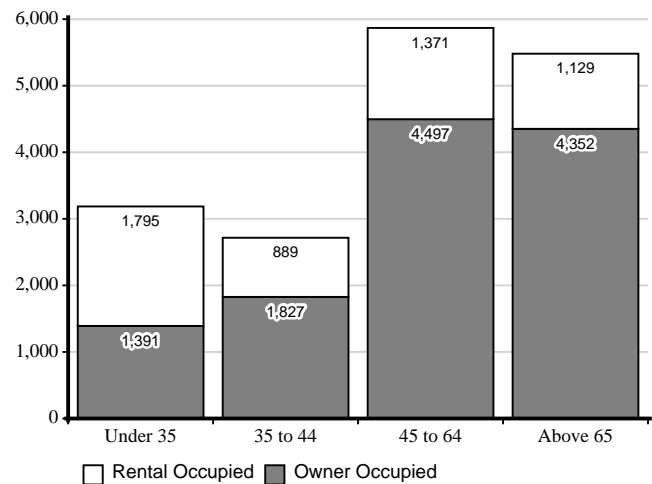
	Number		Percent (%)	
	Estimate	MOE	Est	MOE
Workers 16 years & over	18,215	+/-453	NA	NA
Worked in state ^a	17,798	+/-462	97.7	+/-0.8
Worked in county ^a	15,680	+/-468	86.1	+/-1.8
Worked outside county ^a	2,118	+/-296	11.6	+/-1.6
Worked outside state ^a	417	+/-153	2.3	+/-0.8

Travel Time to Work

Less than 14 minutes	9,800	+/-667	53.8	+/-3.4
15 to 29 minutes	5,920	+/-541	32.5	+/-2.9
30 to 44 minutes	1,530	+/-265	8.4	+/-1.4
More than 45 minutes	965	+/-206	5.3	+/-1.1

^a of residence

Householder Age by Tenure, 2018-2022¹



Information in this document was derived from:

- ¹ U.S. Census Bureau; American Community Survey, 5-year Estimates (2018-2022)
 - ² U.S. Census Bureau; Decennial Census (1940-2020)
 - ³ U.S. Census Bureau; Building Permits Survey
 - ⁴ Department of Housing and Urban Development (HUD); Income Limits
 - ⁵ Internal Revenue Service (IRS) & U.S. Department of the Treasury, CDFI Fund; Qualified Opportunity Zones (QOZs)
 - ⁶ U.S. Department of the Treasury, CDFI Fund; New Market Tax Credit (NMTC) Program
- * Values not adjusted for inflation

This series was prepared by:

Bailey Hanson, Data Analyst III & Extension Specialist
 Sandra Burke, Research Scientist III & Extension Specialist
 Christopher J. Seeger, Professor & Extension Specialist
 Jay Maxwell, Data Analyst I & Extension Specialist

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