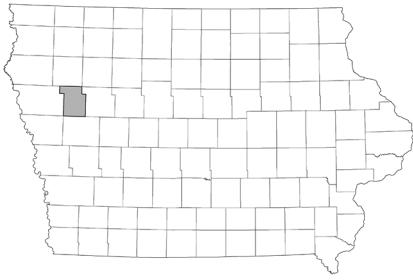


# Data for Decision Makers



## Ida County Housing Profile

report created: 12/13/2024

### Housing Access

In 2022, there were 3,365 housing units in Ida County. Of this total, 2,348 were owner-occupied, 668 were renter-occupied, and 349 were vacant. Fewer housing units were counted in Ida County in the 1940 Decennial Census than in the most recent American Community Survey estimate. The median year for which housing was built in Ida County is 1952. In Ida 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 4.0% of all vacant units.

Housing Characteristics, 2018-2022<sup>1</sup>

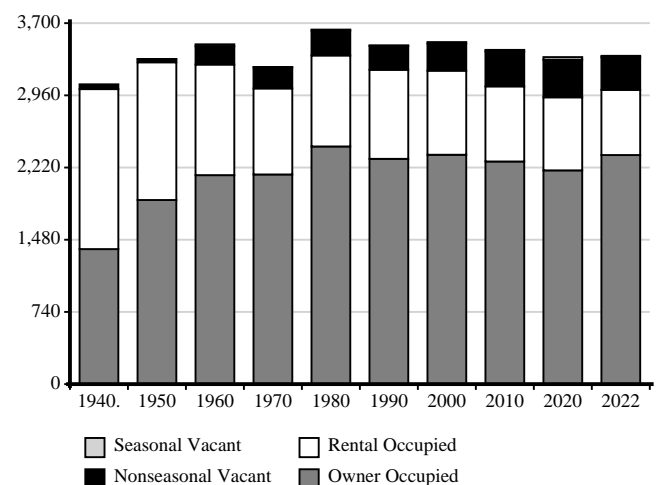
	Estimate	MOE
Total Housing Units	3,365	+/- 28
Vacant Units	349 (10.4%)	+/- 99 (2.9%)
Occupied Units	3,016 (89.6%)	+/- 97 (2.9%)
Owner-Occupied Units	2,348 (77.9%)	+/- 102 (2.8%)
Renter-Occupied Units	668 (22.1%)	+/- 91 (2.8%)
Median <sup>a</sup> Value <sup>b</sup>	\$108,000	+/- \$12,747
Median <sup>a</sup> Rent <sup>c</sup>	\$646	+/- \$39
Avg Household Size - Owner <sup>d</sup>	2.4	+/-0.09
Avg Household Size - Renter <sup>e</sup>	1.8	+/-0.18

<sup>a</sup>Median is the middle value of a distribution <sup>b</sup>Median value of owner-occupied units, <sup>c</sup>Median gross rent of renter-occupied units, <sup>d</sup>Owner-occupied units, <sup>e</sup>Renter-occupied units

Median<sup>a</sup> Year Built by Tenure, 2018-2022<sup>1</sup>

	Estimate	MOE
Median Year Built	1952	+/-3
Owner Occupied	1945	+/-5
Renter Occupied	1960	+/-7

Number of Housing Units, 1940-2022<sup>1,2</sup>



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**Occupied Housing Units By Structure Type, 2018-2022<sup>1</sup>**

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Occupied Units	3,016	+/-97	NA	NA
Owner Occupied	2,348	+/-102	100.0	NA
1-Unit <sup>a</sup>	2,322	+/-111	98.9	+/-2.0
2 to 4 Unit	11	+/-21	0.5	+/-0.9
5 or More Units	0	+/-30	0.0	+/-1.3
Mobile Home	15	+/-13	0.6	+/-0.6
Boat, RV, Van etc.	0	+/-15	0.0	+/-0.6
Renter Occupied	668	+/-91	100.0	NA
1-Unit <sup>a</sup>	397	+/-63	59.4	+/-4.8
2 to 4 Unit	85	+/-49	12.7	+/-7.2
5 or More Units	162	+/-60	24.3	+/-8.3
Mobile Home	24	+/-18	3.6	+/-2.6
Boat, RV, Van etc.	0	+/-15	0.0	+/-2.2

<sup>a</sup>Includes Unattached and Attached Units

**Housing Units by Number of Bedrooms and Tenure, 2018-2022<sup>1</sup>**

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Occupied Units	3,016	+/-97	NA	NA
Owner Occupied	2,348	+/-102	100.0	NA
1 Bedroom <sup>a</sup>	71	+/-39	3.0	+/-1.7
2 Bedrooms	480	+/-97	20.4	+/-4.0
3 Bedrooms	1,026	+/-124	43.7	+/-4.9
4 or More	771	+/-120	32.8	+/-4.9
Renter Occupied	668	+/-91	100.0	NA
No Bedroom	34	+/-18	5.1	+/-2.6
1 Bedroom	137	+/-52	20.5	+/-7.3
2 Bedrooms	215	+/-68	32.2	+/-9.2
3 Bedrooms	222	+/-60	33.2	+/-7.8
4 or More	60	+/-23	9.0	+/-3.2

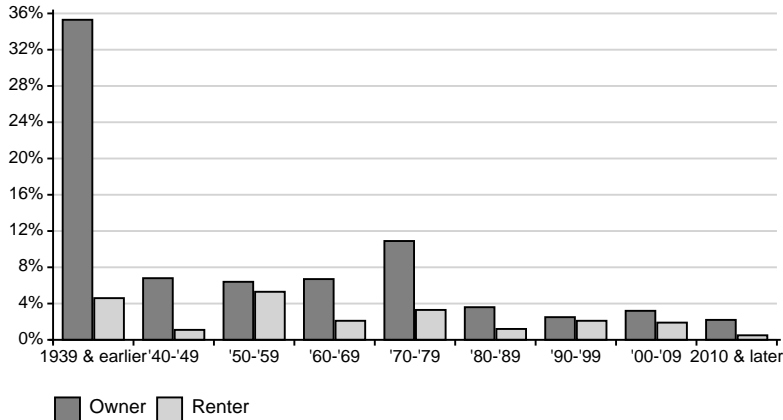
<sup>a</sup>Includes No Bedroom Units (e.g. studio apartments)

**Status of Vacant Housing Units, 2018-2022<sup>1</sup>**

	Number		Percent (%)	
	Est	MOE	Est	MOE
Total Vacant Units	349	+/-99	NA	NA
For Rent	72	+/-46	20.6	+/-11.8
Rented, Not Occupied	0	+/-15	0.0	+/-4.3
For Sale	20	+/-22	5.7	+/-6.1
Sold, Not Occupied	7	+/-8	2.0	+/-2.2
Seasonal <sup>a</sup>	14	+/-17	4.0	+/-4.7
For Migrant Workers	0	+/-15	0.0	+/-4.3
Other	236	+/-93	67.6	+/-18.5

<sup>a</sup>For Seasonal, Recreational, or Occasional Use

**Percent of Housing Units by Year Built and by Tenure, 2018-2022<sup>1</sup>**



**Authorized Housing Construction Permits in Ida County, 1995-2021<sup>3</sup>**

Permit Year	Single Family Units	Duplex Units	Tri/Four-plex Units	Multi-Family Units	Total Units	Per Unit Valuation <sup>+</sup>	
						Single Family	Multi-Family
1995-1999	16	0	0	0	16	\$95,401	\$nan
2000-2004	32	0	0	0	32	\$119,247	\$0
2005-2009	27	0	0	0	27	\$177,846	\$0
2010-2014	41	2	1	0	44	\$191,566	\$0
2015-2019	40	1	0	0	41	\$174,828	\$0
2020	14	1	0	0	15	\$254,482	\$0
2021	15	0	0	0	15	\$230,555	\$0

The median value of owner-occupied housing in Ida County was \$108,000 in 2018-2022. Median rent was \$646. In 2022, 15 permits for housing construction were authorized in Ida 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 10.7% of owners and 22.0% 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, 2022<sup>4</sup>**

	2 Person Family	4 Person Family
Extremely Low Income	\$20,100	\$27,750
Very Low Income	\$33,450	\$41,800
Low Income	\$53,550	\$66,900

**Median<sup>a</sup> Household Income by Tenure 2018-2022<sup>1</sup>**

	Estimate	MOE
Median Household Income	\$63,125	+/- \$8,438
Owner Occupied	\$72,841	+/- \$5,785
Renter Occupied	\$37,986	+/- \$5,567
Median Family Income	\$80,050	+/- \$7,978

<sup>a</sup>Median is the middle value of a distribution

**Housing Values for Owner Occupied Housing Units with Mortgage and without Mortgage, 2018-2022<sup>1</sup>**

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Owner Occupied Units				
With Mortgage	1,149	+/-106	100.0	NA
Less than \$50,000	97	+/-39	8.4	+/-3.3
\$50,000 to \$99,999	364	+/-69	31.7	+/-5.5
\$100,000 to \$299,999	524	+/-90	45.6	+/-7.5
\$300,000 to \$499,999	137	+/-81	11.9	+/-6.7
\$500,000 and above	27	+/-20	2.4	+/-1.7
Without Mortgage	1,199	+/-106	100.0	NA
Less than \$50,000	221	+/-62	18.4	+/-5.1
\$50,000 to \$99,999	424	+/-101	35.4	+/-7.2
\$100,000 to \$299,999	469	+/-120	39.1	+/-9.8
\$300,000 to \$499,999	48	+/-19	4	+/-1.7
\$500,000 and above	37	+/-21	3.1	+/-1.7

**Percent of Households Spending 30% or More of Household Income on Monthly Owner or Renter Costs, 2018-2022<sup>1</sup>**

	Estimate	MOE
Owner Occupied Units	10.7%	NA
Renter Occupied Units	22.0%	NA

**Monthly Housing Costs of Owner Occupied Units with Mortgage, without Mortgage and Renters, 2018-2022<sup>2</sup>**

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Occupied Units				
Owner with Mortgage	1,149	+/-106	100.0	NA
Less than \$399	0	+/-21	0	+/-1.8
Between \$400 to \$599	6	+/-6	0.5	+/-0.5
Between \$600 to \$799	35	+/-30	3	+/-2.6
Between \$800 to \$999	255	+/-58	22.2	+/-4.7
Between \$1,000 to \$1,499	247	+/-54	21.5	+/-4.8
Between \$1,500 to \$1,999	336	+/-72	29.2	+/-6.1
Between \$2,000 to \$2,499	178	+/-82	15.5	+/-6.6
\$2,500 and above	84	+/-35	7.3	+/-3.0
Owner without Mortgage	1,199	+/-106	100.0	NA
Less than \$200	46	+/-35	3.8	+/-2.9
Between \$200 and \$399	502	+/-90	41.9	+/-6.5
Between \$400 and \$599	356	+/-72	29.7	+/-5.4
Between \$600 and \$999	237	+/-78	19.8	+/-6.2
\$1,000 and above	58	+/-27	4.8	+/-2.2
Renter	668	+/-91	100.0	NA
Less than \$300	23	+/-18	3.4	+/-2.6
Between \$300 and \$499	122	+/-48	18.3	+/-6.6
Between \$500 and \$799	247	+/-64	37	+/-8.3
Between \$800 and \$999	70	+/-37	10.5	+/-5.6
Between \$1,000 and \$1,499	53	+/-44	7.9	+/-6.4
\$1,500 and above	12	+/-24	1.7	+/-3.6

**Households and Families by Type by Tenure, 2018-2022<sup>1</sup>**

	Number		Percent (%)	
	Estimate	MOE	Estimate	MOE
Total Households	3,016	+/-97	100.0	NA
Living Alone	982	+/-131	32.6	+/-4.2
Owner Occupied	2,348	+/-102	100.0	NA
Family Households	1,624	+/-136	69.2	+/-5.0
Married-couple	1,384	+/-122	58.9	+/-4.5
Married-couple w/ Children <sup>a</sup>	457	+/-71	19.5	+/-2.9
Female Householder <sup>b</sup>	133	+/-46	5.7	+/-1.9
Female HH w/ Children <sup>a,b</sup>	70	+/-38	3.0	+/-1.6
Male Householder <sup>b</sup>	107	+/-54	4.6	+/-2.3
Male HH w/ Children <sup>a,b</sup>	76	+/-48	3.2	+/-2.0
Nonfamily Households <sup>c</sup>	724	+/-118	30.8	+/- 4.8
Renter Occupied	668	+/-91	100.0	NA
Family Households	244	+/-50	36.5	+/-5.6
Married-couple	80	+/-25	12.0	+/-3.4
Married-couple w/ Children <sup>a</sup>	31	+/-16	4.6	+/-2.3
Female Householder <sup>b</sup>	101	+/-37	15.1	+/-5.1
Female HH w/ Children <sup>a,b</sup>	76	+/-34	11.4	+/-4.8
Male Householder <sup>b</sup>	63	+/-35	9.4	+/-5.1
Male HH w/ Children <sup>a,b</sup>	52	+/-34	7.8	+/-5.0
Nonfamily Households <sup>c</sup>	424	+/-84	63.5	+/- 9.1

<sup>a</sup> with Own Children, <sup>b</sup> No Spouse Present,

<sup>c</sup> Includes Householders Living Alone

## Opportunity Zones & New Market Tax Credit Eligible Areas in Ida County<sup>5,6</sup>

Opportunity Zones	1
New Market Tax Credit Areas	1

**Place of Work and Travel Time to Work, 2018-2022<sup>1</sup>**

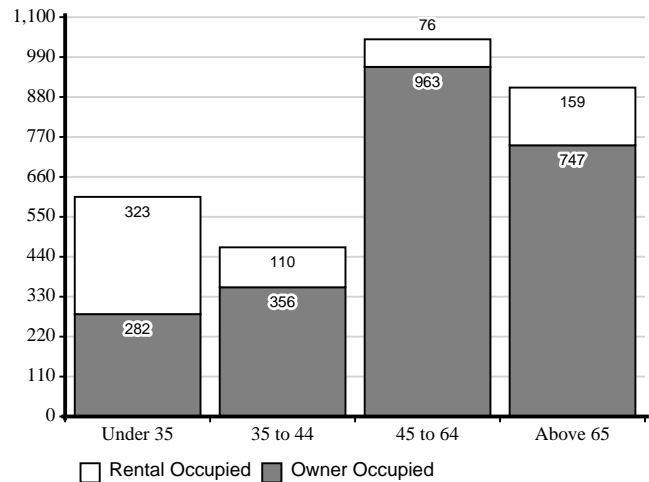
	Number		Percent (%)	
	Estimate	MOE	Est	MOE
Workers 16 years & over	3,435	+/-124	NA	NA
Worked in state <sup>a</sup>	3,433	+/-124	99.9	+/-0.1
Worked in county <sup>a</sup>	2,777	+/-145	80.8	+/-3.1
Worked outside county <sup>a</sup>	656	+/-111	19.1	+/-3.1
Worked outside state <sup>a</sup>	2	+/-3	0.1	+/-0.1

### Travel Time to Work

Less than 14 minutes	1,889	+/-200	55	+/-5.5
15 to 29 minutes	859	+/-122	25	+/-3.4
30 to 44 minutes	340	+/-81	9.9	+/-2.3
More than 45 minutes	347	+/-71	10.1	+/-2.0

<sup>a</sup> of residence

**Householder Age by Tenure, 2018-2022<sup>1</sup>**



## Information in this document was derived from:

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

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