

Center Ridge

Community · AR · Arkansas > Conway County

BUYER'S MARKET

\$114K

MEDIAN SALE PRICE

4

SALES (12 MO)

\$193K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



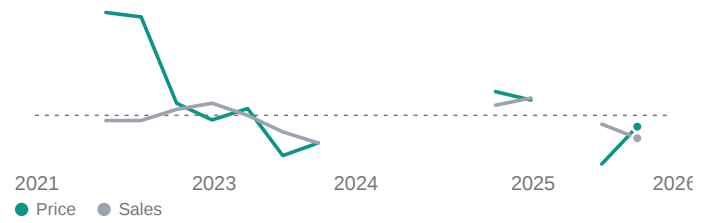
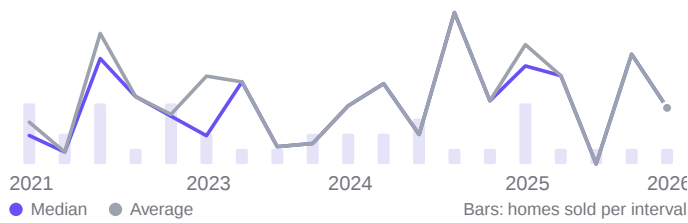
MARKET TRENDS (5 YEARS)

Sale prices

Median \$114K · Average \$114K

Growth (year over year)

Price -18.5% · Sales -37.5%



Price per square foot

\$86/ft²

Sale premium vs estimated value

+0.0%



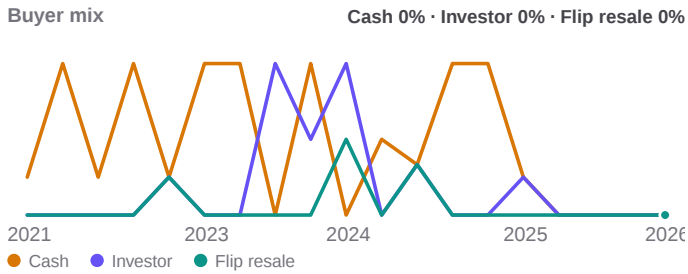
Annual turnover (share of homes sold)

0.6%



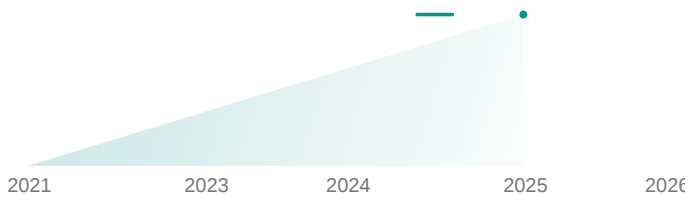
BUYERS & OUTCOMES

Buyer mix



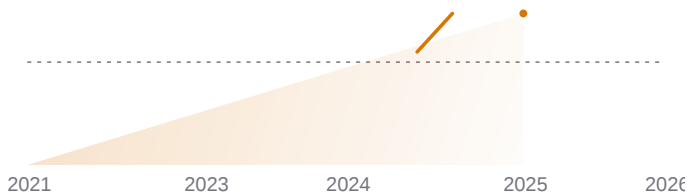
Sellers who sold at a gain

100%



Median annualized return at resale

+21.4%

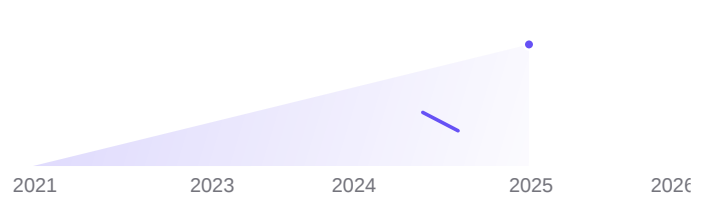


Financing (share of purchase price) Loan (LTV) 101% · Down payment 15%



Typical hold before selling

5.4 yrs



HOUSING STOCK

Homes	636
Median value (AVM)	\$193K
Median size	1,438 ft²
Median year built	1990
Single family	32%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	74%
Underwater (LTV 125% or more)	2.6%
Owner occupied	82%
Company owned	15%
Median loan-to-value	13%
Typical ownership tenure	8.7 yrs

COMMUNITY

Population	302
Density	32 / mi²
Median household income	\$55K
Average household income	\$77K
Crime index (US avg 100)	103
Air pollution index (US avg 100)	150
Earthquake index (US avg 100)	102
Homes occupied	85%
Bachelor's or higher	14%
Poverty rate	21.5%
Unemployment	0.8%
Average temp	60°F
Annual precip	51 in
Sunshine	73%

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