

Camden County, NC

County · NC · North Carolina

BALANCED MARKET

\$364K

MEDIAN SALE PRICE

-10.2%

1-YR CHANGE

172

SALES (12 MO)

\$385K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 45 / 100



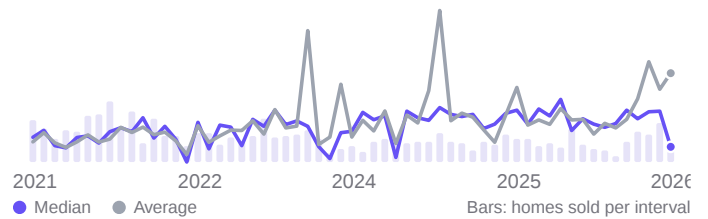
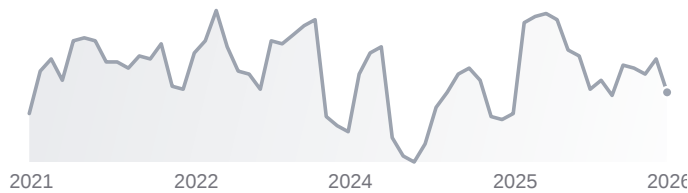
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

45 / 100

Sale prices

Median \$255K · Average \$597K

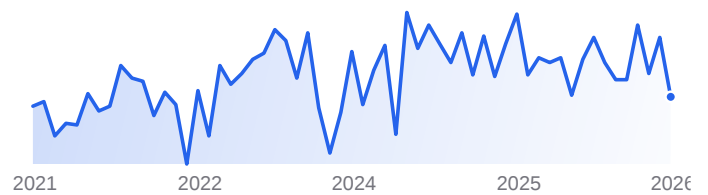
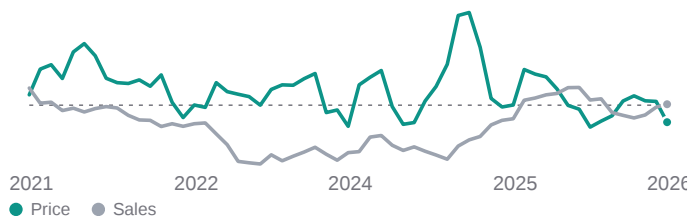


Growth (year over year)

Price -10.2% · Sales +0.6%

Price per square foot

\$172/ft²

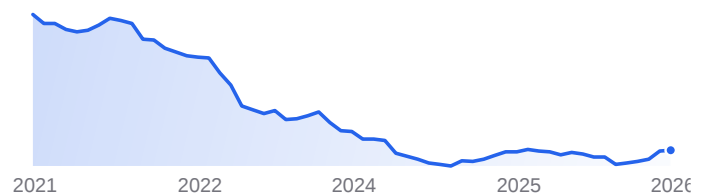
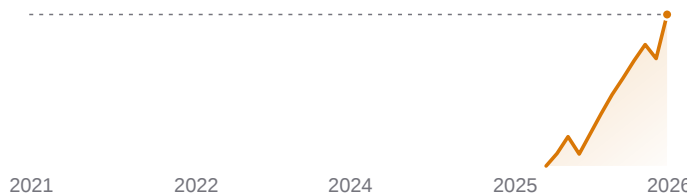


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

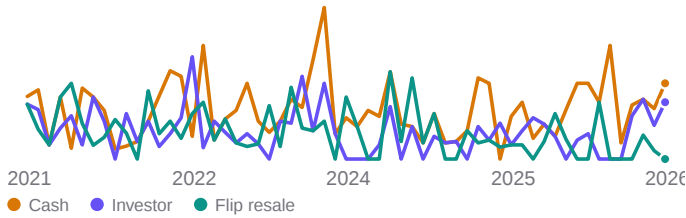
3.8%



BUYERS & OUTCOMES

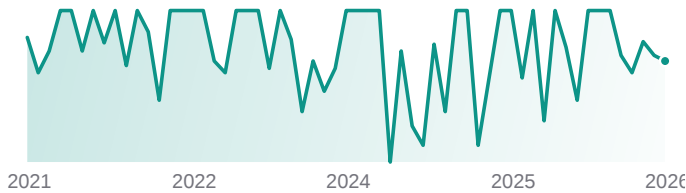
Buyer mix

Cash 33% · Investor 25% · Flip resale 0%



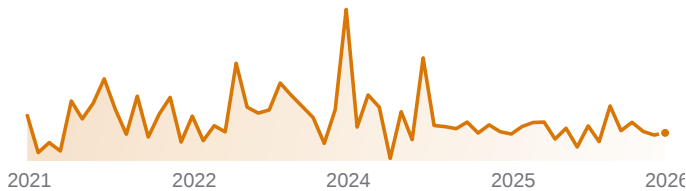
Sellers who sold at a gain

88%

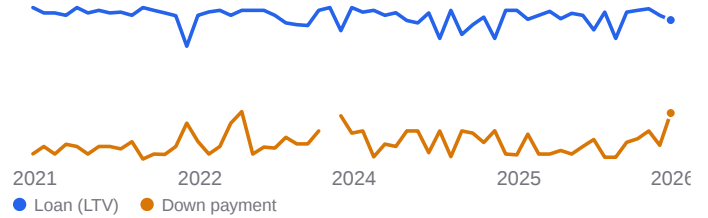


Median annualized return at resale

+5.4%

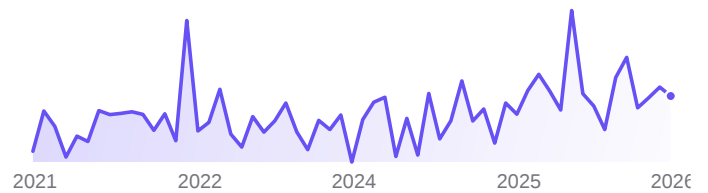


Financing (share of purchase price) Loan (LTV) 92% · Down payment 32%



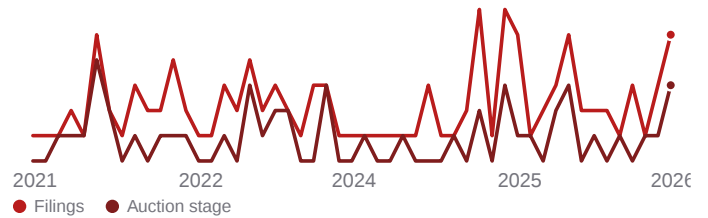
Typical hold before selling

4.5 yrs



Preforeclosure filings

Filings 5 · Auction stage 3



HOUSING STOCK

Homes	4,553
Median value (AVM)	\$385K
Median size	1,829 ft²
Median bedrooms	3
Median year built	1998
Single family	88%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	44%
Underwater (LTV 125% or more)	2.9%
Owner occupied	78%
Company owned	6.4%
Median loan-to-value	56%
Typical ownership tenure	7.1 yrs

COMMUNITY

Population	11,287
Density	47 / mi²
Median household income	\$80K
Average household income	\$90K
Crime index (US avg 100)	102
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	38
Homes occupied	95%
Bachelor's or higher	17%
Poverty rate	5.5%
Unemployment	0.9%
Average temp	61°F
Annual precip	49 in
Sunshine	60%

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.