

Randolph County, NC

County · NC · North Carolina

BUYER'S MARKET

\$246K

MEDIAN SALE PRICE

-5.7%

1-YR CHANGE

1,860

SALES (12 MO)

\$246K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



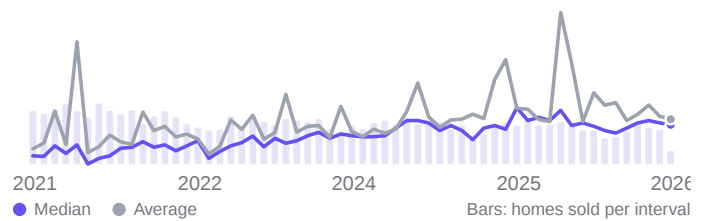
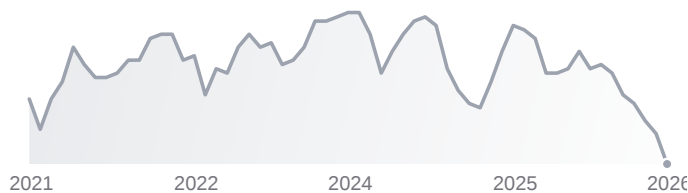
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

34 / 100

Sale prices

Median \$242K · Average \$252K

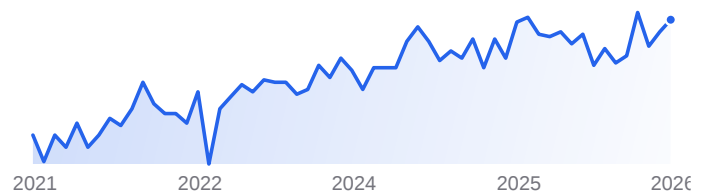
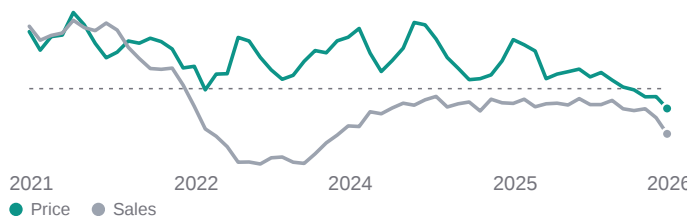


Growth (year over year)

Price -5.7% · Sales -13.0%

Price per square foot

\$176/ft²

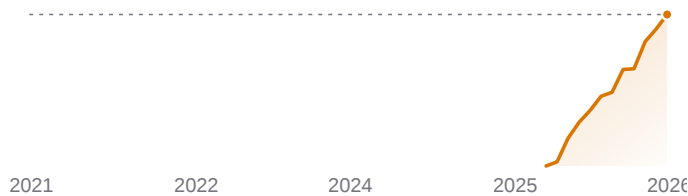


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

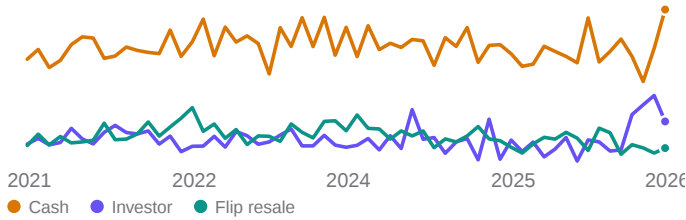
3.3%



BUYERS & OUTCOMES

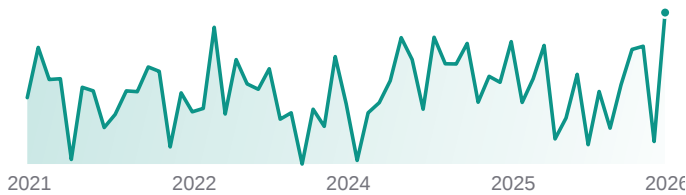
Buyer mix

Cash 48% · Investor 15% · Flip resale 6.5%



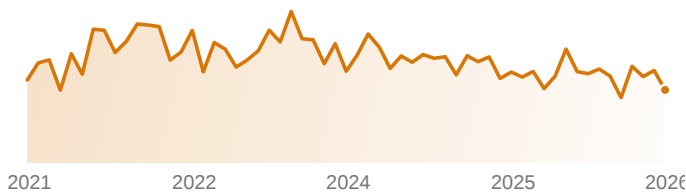
Sellers who sold at a gain

97%

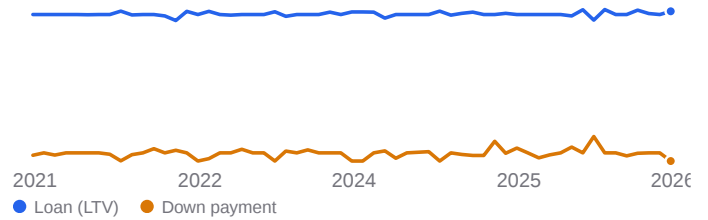


Median annualized return at resale

+6.2%

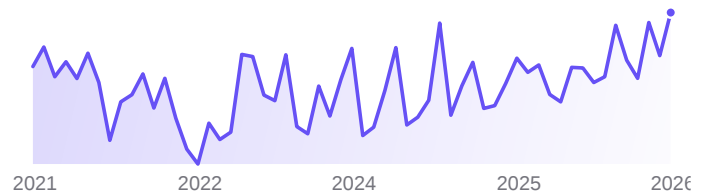


Financing (share of purchase price) Loan (LTV) 97% · Down payment 5.0%



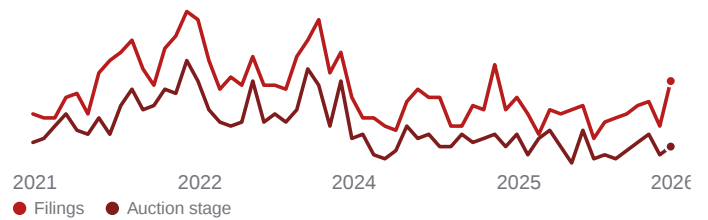
Typical hold before selling

5.7 yrs



Preforeclosure filings

Filings 22 · Auction stage 6



HOUSING STOCK

Homes	56,480
Median value (AVM)	\$246K
Median size	1,489 ft²
Median bedrooms	3
Median year built	1985
Single family	72%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	2.0%
Owner occupied	76%
Company owned	9.1%
Median loan-to-value	44%

Typical ownership tenure

11.2 yrs

COMMUNITY

Population	149,410
Density	191 / mi²
Median household income	\$58K
Average household income	\$75K
Crime index (US avg 100)	111
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	53
Homes occupied	92%
Bachelor's or higher	13%
Poverty rate	12.3%
Unemployment	1.1%
Average temp	59°F
Annual precip	47 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.