

Falls Church 22044

ZIP code · VA · Virginia > Fairfax County > Falls Church

BALANCED MARKET

\$490K

MEDIAN SALE PRICE

-1.2%

1-YR CHANGE

121

SALES (12 MO)

\$709K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



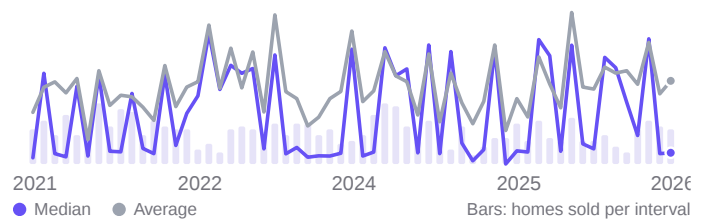
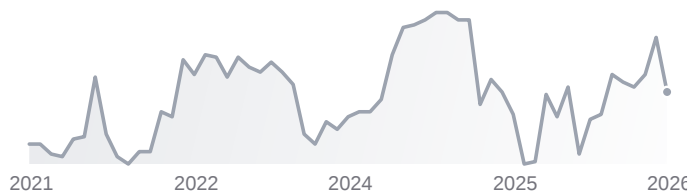
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$255K · Average \$703K

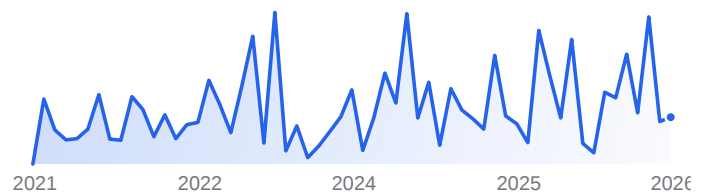
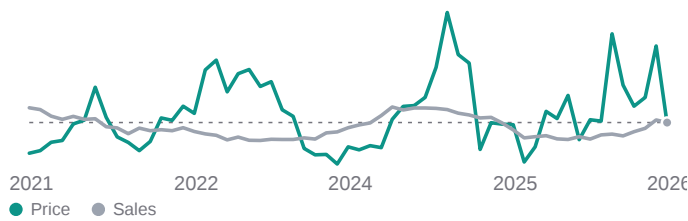


Growth (year over year)

Price -1.2% · Sales +0.0%

Price per square foot

\$357/ft²

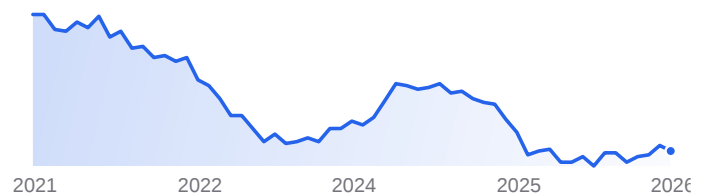
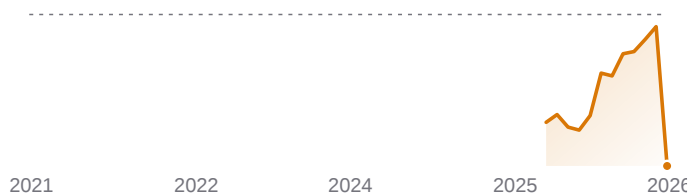


Sale premium vs estimated value

-3.6%

Annual turnover (share of homes sold)

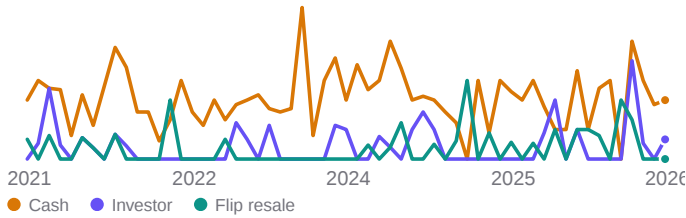
3.3%



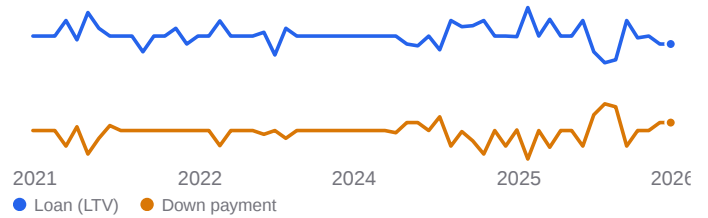
BUYERS & OUTCOMES

Buyer mix

Cash 25% · Investor 8.3% · Flip resale 0%

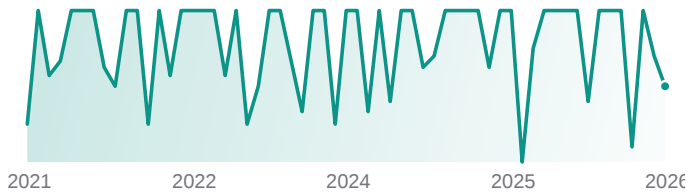


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



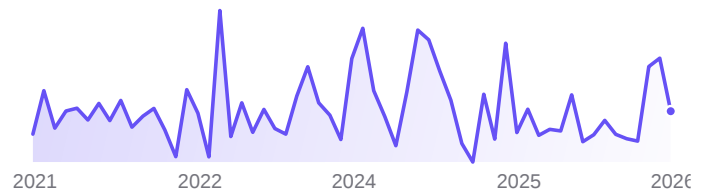
Sellers who sold at a gain

83%



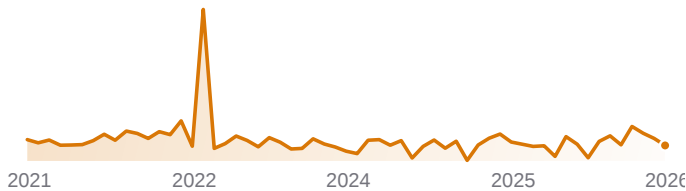
Typical hold before selling

6.6 yrs



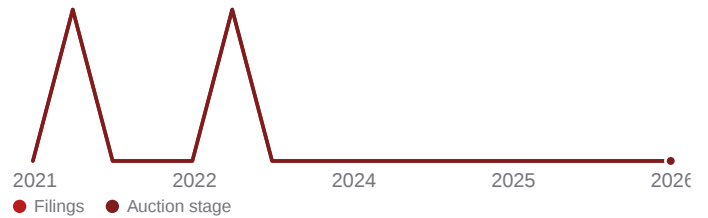
Median annualized return at resale

+2.9%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,631
Median value (AVM)	\$709K
Median size	1,180 ft²
Median bedrooms	3
Median year built	1958
Single family	46%
Condos	47%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	1.1%
Owner occupied	72%
Company owned	16%
Median loan-to-value	47%

Typical ownership tenure

11.9 yrs

COMMUNITY

Population	13,857
Density	6,391 / mi ²
Median household income	\$104K
Average household income	\$129K
Crime index (US avg 100)	138
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	40
Homes occupied	96%
Bachelor's or higher	25%
Poverty rate	14.8%
Unemployment	0.8%
Average temp	56°F
Annual precip	43 in
Sunshine	63%

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.