

Waynesboro 22980

ZIP code · VA · Virginia > Augusta County > Waynesboro

BUYER'S MARKET

\$262K

MEDIAN SALE PRICE

-15.7%

1-YR CHANGE

433

SALES (12 MO)

\$300K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 30 / 100



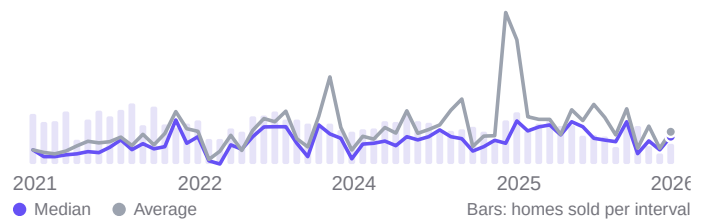
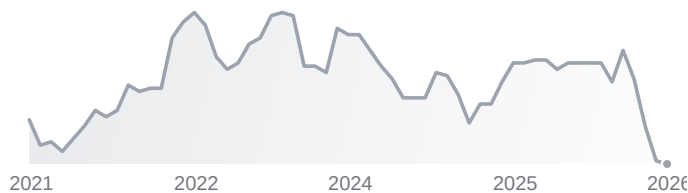
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

30 / 100

Sale prices

Median \$280K · Average \$294K

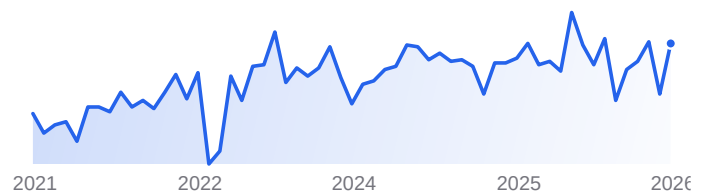
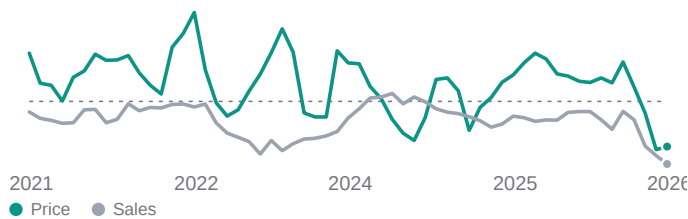


Growth (year over year)

Price -15.7% · Sales -21.7%

Price per square foot

\$206/ft²

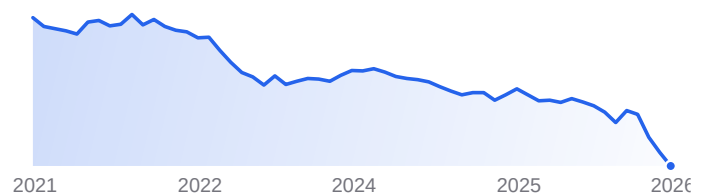
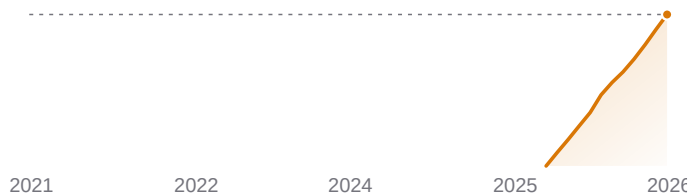


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

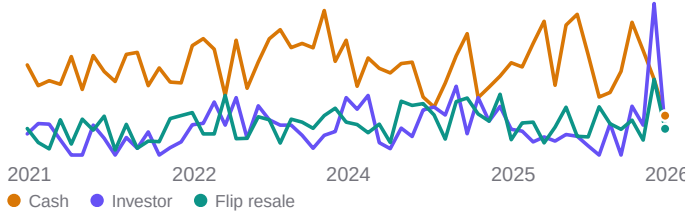
3.6%



BUYERS & OUTCOMES

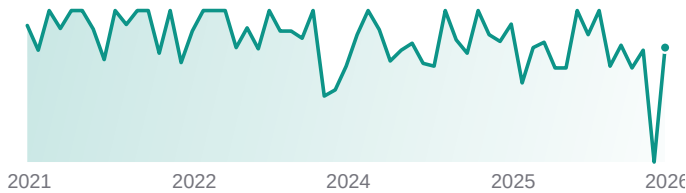
Buyer mix

Cash 12% · Investor 8.0% · Flip resale 8.0%



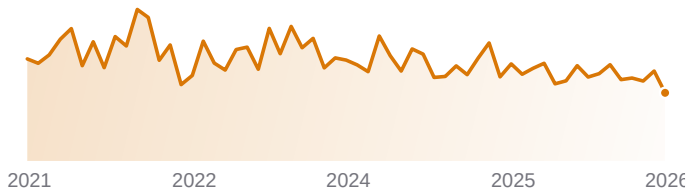
Sellers who sold at a gain

93%

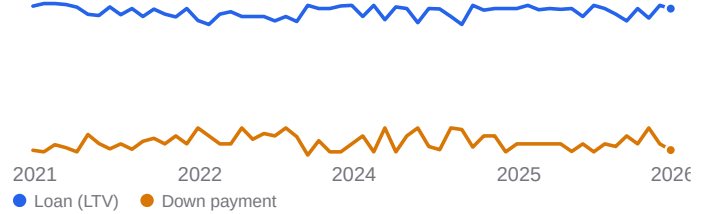


Median annualized return at resale

+5.1%

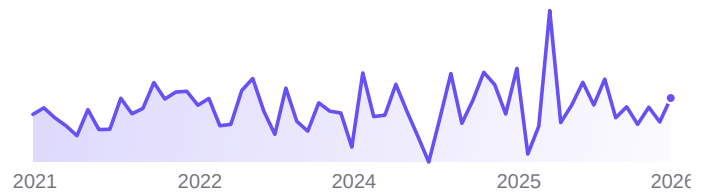


Financing (share of purchase price) Loan (LTV) 95% · Down payment 6.1%



Typical hold before selling

4.7 yrs



Preforeclosure filings

Filings 4 · Auction stage 4



HOUSING STOCK

Homes	11,927
Median value (AVM)	\$300K
Median size	1,578 ft²
Median bedrooms	3
Median year built	1971
Single family	93%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	50%
Underwater (LTV 125% or more)	1.1%
Owner occupied	79%
Company owned	11%
Median loan-to-value	51%
Typical ownership tenure	12.1 yrs

COMMUNITY

Population	33,756
Density	455 / mi²
Median household income	\$67K
Average household income	\$81K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	63
Homes occupied	93%
Bachelor's or higher	16%
Poverty rate	12.3%
Unemployment	0.8%
Average temp	53°F
Annual precip	45 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.