

Virginia Beach 23462

ZIP code · VA · Virginia > Virginia Beach city > Virginia Beach

SELLER'S MARKET

\$310K

MEDIAN SALE PRICE

+0.2%

1-YR CHANGE

932

SALES (12 MO)

\$320K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 62 / 100

Buyer's market

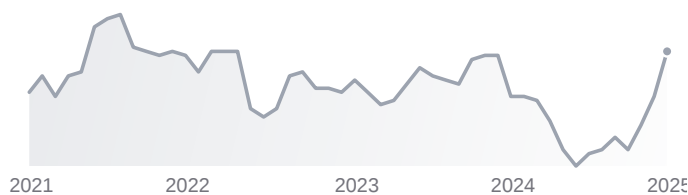
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

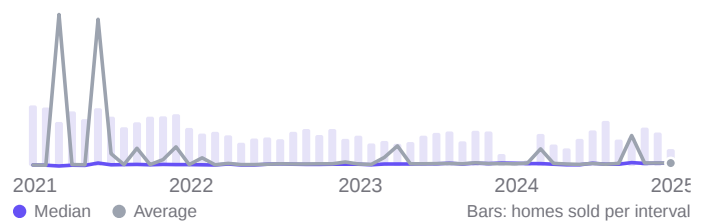
Market temperature (0–100)

62 / 100



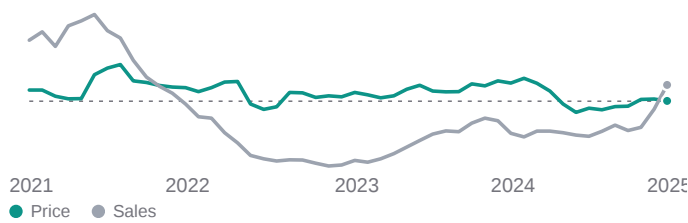
Sale prices

Median \$315K · Average \$317K



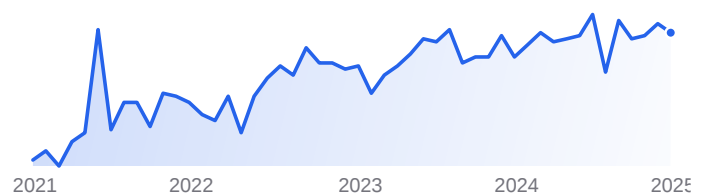
Growth (year over year)

Price +0.2% · Sales +9.4%



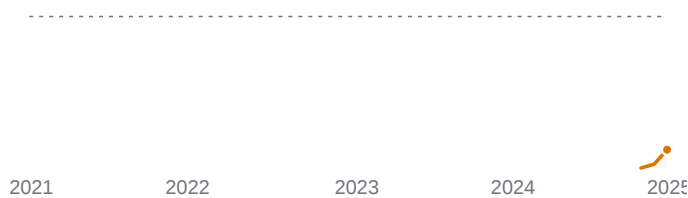
Price per square foot

\$198/ft²



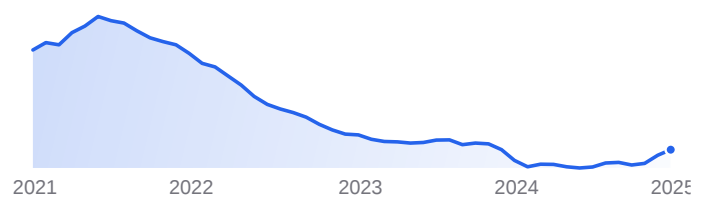
Sale premium vs estimated value

-3.0%



Annual turnover (share of homes sold)

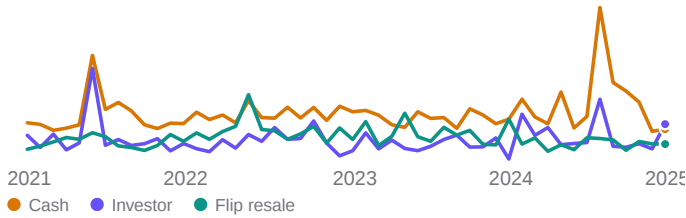
4.7%



BUYERS & OUTCOMES

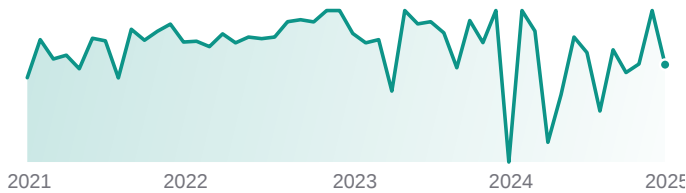
Buyer mix

Cash 13% · Investor 15% · Flip resale 6.3%



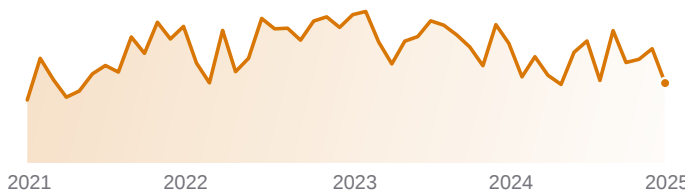
Sellers who sold at a gain

93%

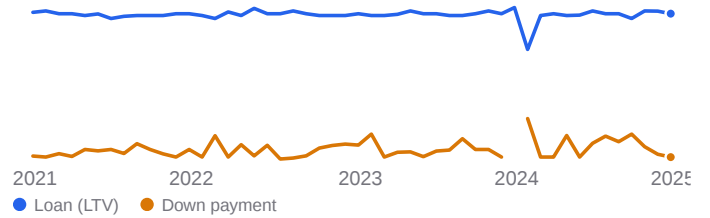


Median annualized return at resale

+4.0%

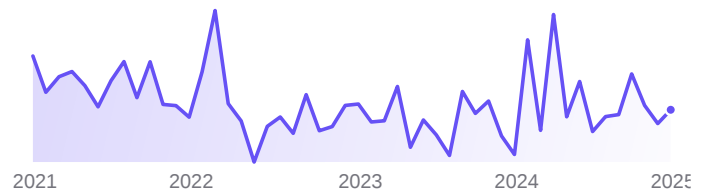


Financing (share of purchase price) Loan (LTV) 98% · Down payment 5.0%



Typical hold before selling

5.1 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	20,031
Median value (AVM)	\$320K
Median size	1,512 ft²
Median bedrooms	3
Median year built	1982
Single family	43%
Condos	23%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	38%
Underwater (LTV 125% or more)	0.9%
Owner occupied	76%
Company owned	10%
Median loan-to-value	58%

Typical ownership tenure

9.7 yrs

COMMUNITY

Population	67,947
Density	5,770 / mi²
Median household income	\$73K
Average household income	\$89K
Crime index (US avg 100)	111
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	30
Homes occupied	95%
Bachelor's or higher	23%
Poverty rate	12.1%
Unemployment	0.8%
Average temp	60°F
Annual precip	46 in
Sunshine	60%

Market metrics are derived from recorded arms-length deeds through October 2025. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.