

Blue Ridge 24064

ZIP code · VA · Virginia > Botetourt County > Blue Ridge

SELLER'S MARKET

\$315K

MEDIAN SALE PRICE

-1.6%

1-YR CHANGE

87

SALES (12 MO)

\$313K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 60 / 100



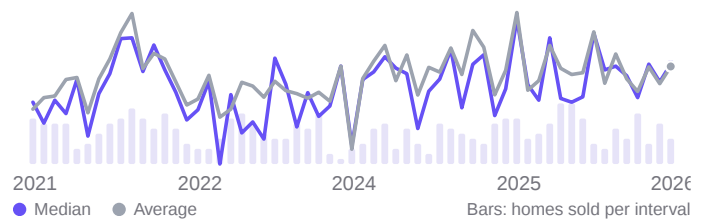
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

60 / 100

Sale prices

Median \$330K · Average \$324K

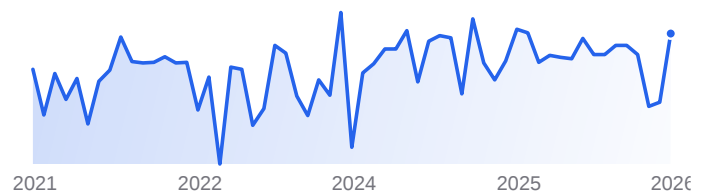
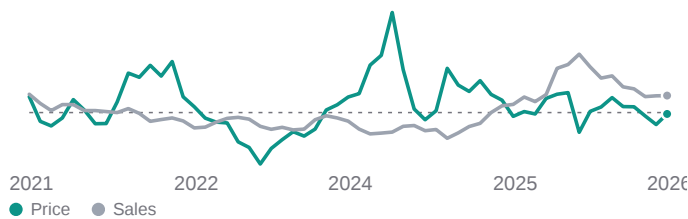


Growth (year over year)

Price -1.6% · Sales +19.2%

Price per square foot

\$228/ft²

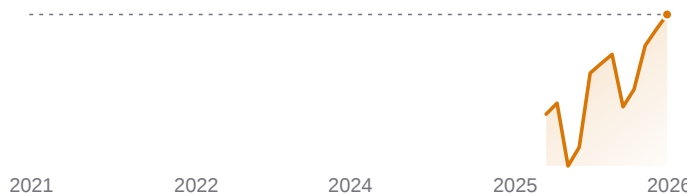


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

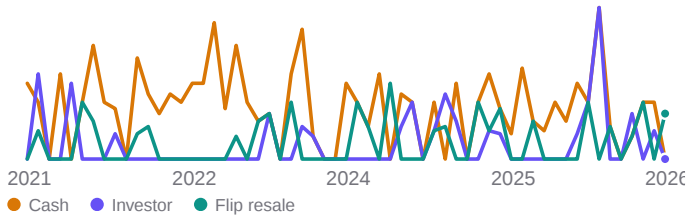
4.1%



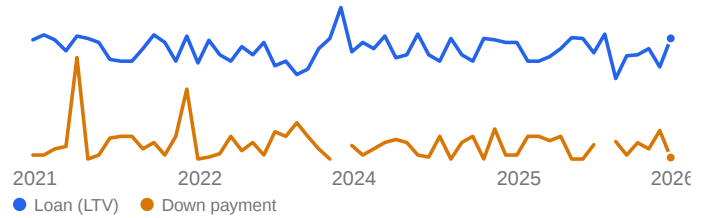
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 0% · Flip resale 20%

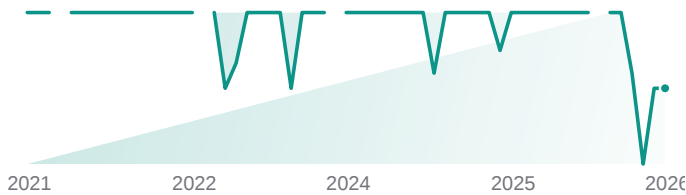


Financing (share of purchase price) Loan (LTV) 98% · Down payment 3.0%



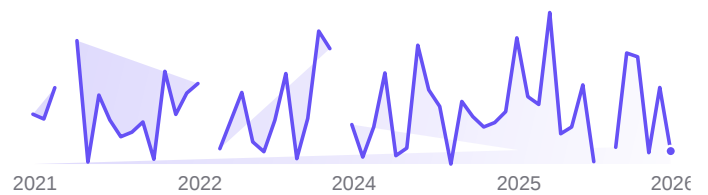
Sellers who sold at a gain

75%



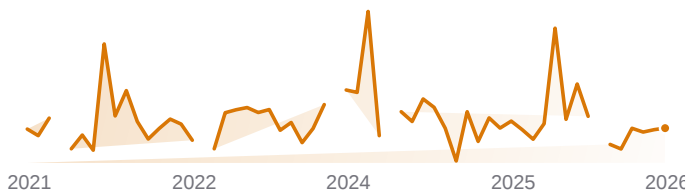
Typical hold before selling

1.0 yrs



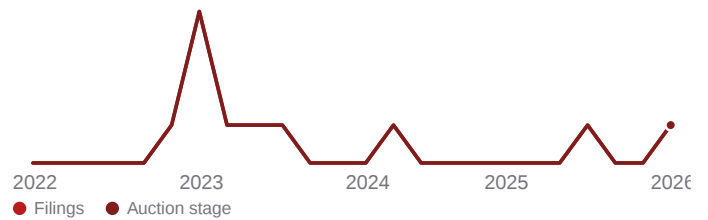
Median annualized return at resale

+6.3%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	2,147
Median value (AVM)	\$313K
Median size	1,512 ft²
Median bedrooms	3
Median year built	1981
Single family	95%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	1.5%
Owner occupied	76%
Company owned	6.9%
Median loan-to-value	49%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	5,202
Density	159 / mi²
Median household income	\$81K
Average household income	\$97K
Crime index (US avg 100)	54
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	59
Homes occupied	91%
Bachelor's or higher	17%
Poverty rate	7.2%
Unemployment	0.7%
Average temp	55°F
Annual precip	45 in
Sunshine	59%

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.