

Narrows 24124

ZIP code · VA · Virginia > Giles County > Narrows

\$29K

MEDIAN SALE PRICE

4

SALES (12 MO)

\$180K

MEDIAN VALUE (AVM)

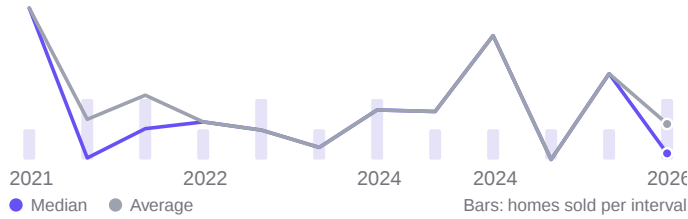
MARKET TRENDS (5 YEARS)

Sale prices

Median \$29K · Average \$114K

Growth (year over year)

Price +55.8% · Sales +33.3%

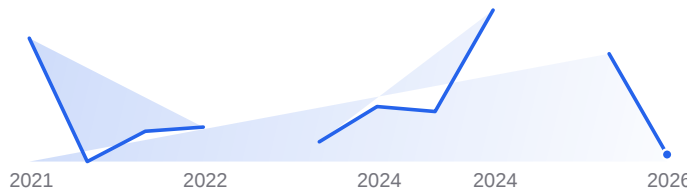


Price per square foot

\$22/ft²

Sale premium vs estimated value

-4.7%



Annual turnover (share of homes sold)

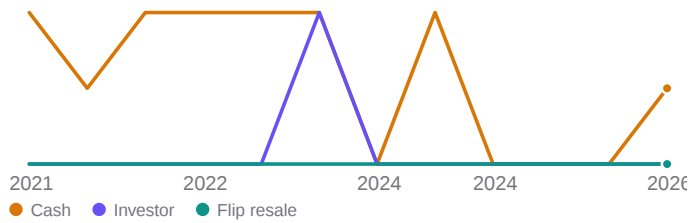
0.2%



BUYERS & OUTCOMES

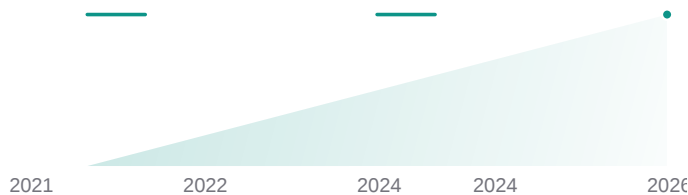
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



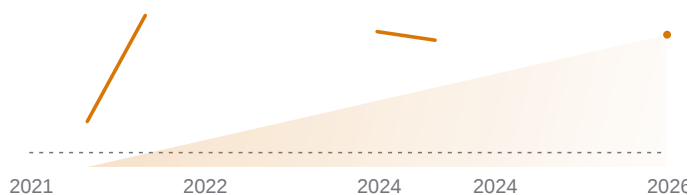
Sellers who sold at a gain

100%

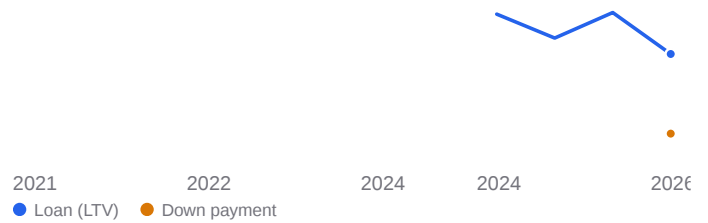


Median annualized return at resale

+23.6%

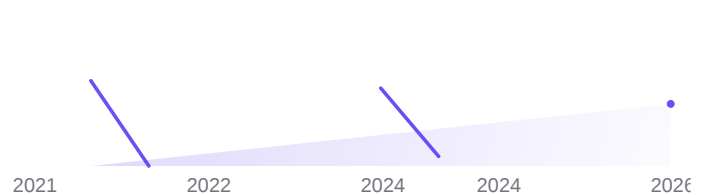


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



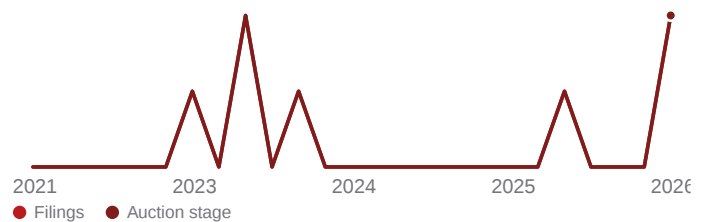
Typical hold before selling

4.9 yrs



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	1,986
Median value (AVM)	\$180K
Median size	1,340 ft²
Median bedrooms	3
Median year built	1950
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	6.4%
Owner occupied	69%
Company owned	5.8%
Median loan-to-value	9%
Typical ownership tenure	9.9 yrs

COMMUNITY

Population	4,706
Density	60 / mi²
Median household income	\$59K
Average household income	\$80K
Crime index (US avg 100)	131
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	106
Homes occupied	87%
Bachelor's or higher	9%
Poverty rate	7.9%
Unemployment	0.8%
Average temp	52°F
Annual precip	40 in
Sunshine	59%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.