

Fairfield 24435

ZIP code · VA · Virginia > Rockbridge County > Fairfield

BUYER'S MARKET

\$162K

MEDIAN SALE PRICE

-76.9%

1-YR CHANGE

27

SALES (12 MO)

\$371K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 33 / 100



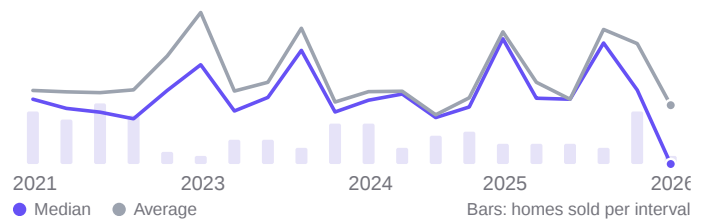
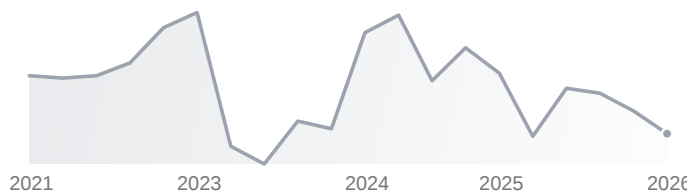
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

33 / 100

Sale prices

Median \$13K · Average \$269K

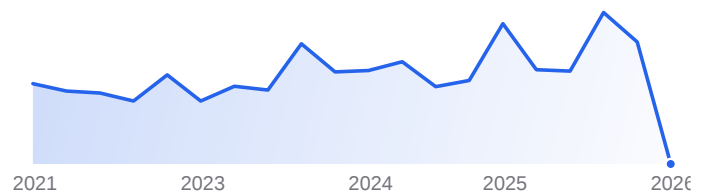
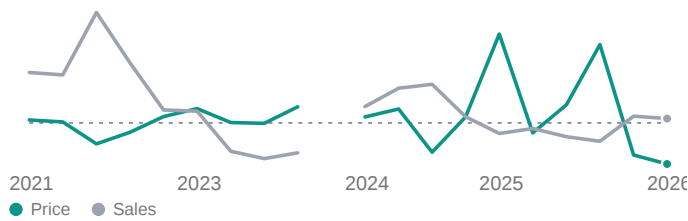


Growth (year over year)

Price -76.9% · Sales +8.0%

Price per square foot

\$7/ft²



Sale premium vs estimated value

-96.5%

Annual turnover (share of homes sold)

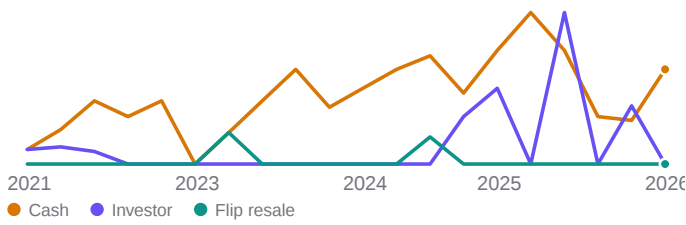
3.2%



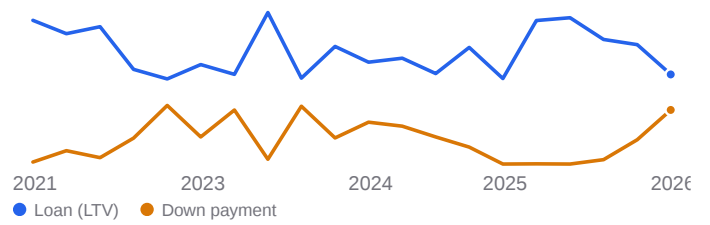
BUYERS & OUTCOMES

Buyer mix

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

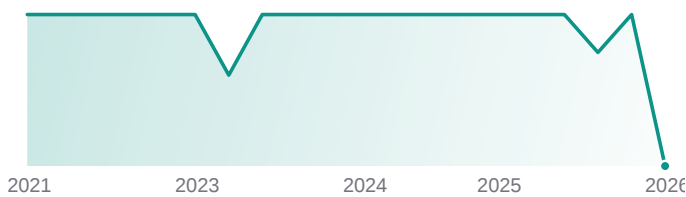


Financing (share of purchase price) Loan (LTV) 62% · Down payment 38%



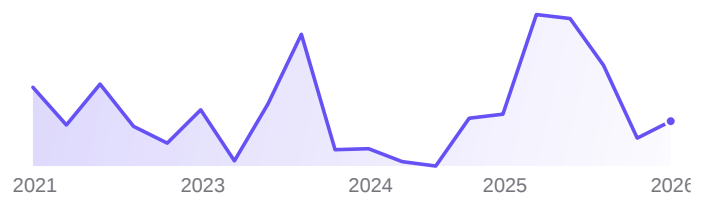
Sellers who sold at a gain

0%



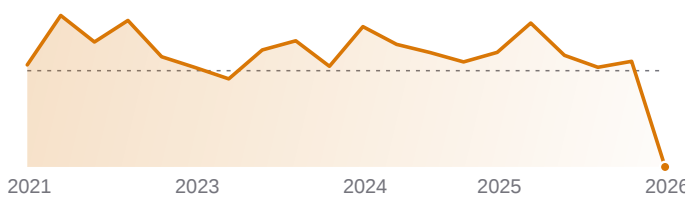
Typical hold before selling

4.3 yrs



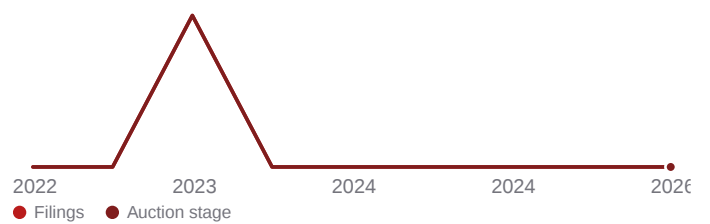
Median annualized return at resale

-49.7%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	851
Median value (AVM)	\$371K
Median size	1,708 ft²
Median bedrooms	3
Median year built	1981
Single family	69%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	1.6%
Owner occupied	71%
Company owned	10%
Median loan-to-value	36%
Typical ownership tenure	6.0 yrs

COMMUNITY

Population	2,084
Density	58 / mi²
Median household income	\$66K
Average household income	\$84K
Crime index (US avg 100)	94
Air pollution index (US avg 100)	97
Earthquake index (US avg 100)	55
Homes occupied	87%
Bachelor's or higher	18%
Poverty rate	5.4%
Unemployment	0.6%
Average temp	53°F
Annual precip	45 in
Sunshine	63%

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