

Martinsburg 25403

ZIP code · WV · West Virginia > Berkeley County > Martinsburg

BALANCED MARKET

\$377K

MEDIAN SALE PRICE

+14.0%

1-YR CHANGE

285

SALES (12 MO)

\$378K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 58 / 100



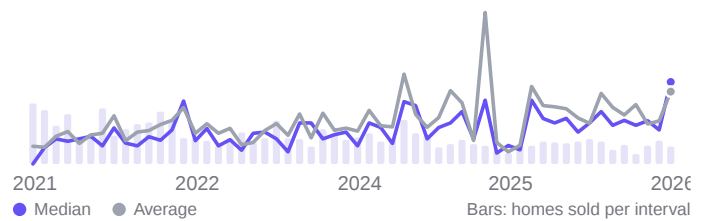
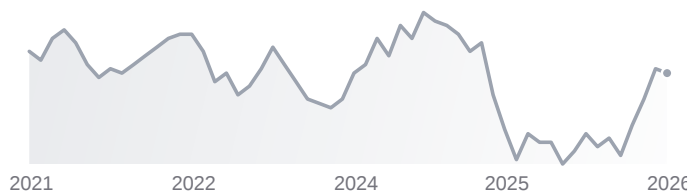
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

58 / 100

Sale prices

Median \$440K · Average \$419K

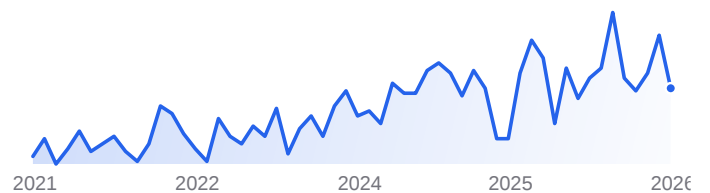
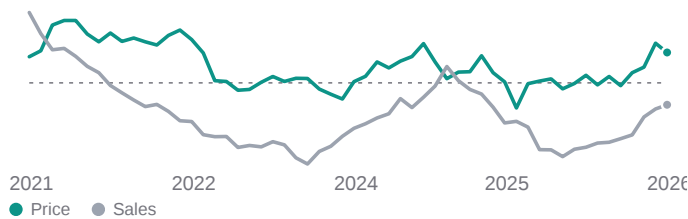


Growth (year over year)

Price +14.0% · Sales -10.1%

Price per square foot

\$166/ft²

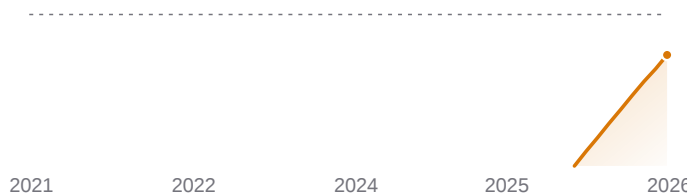


Sale premium vs estimated value

-0.9%

Annual turnover (share of homes sold)

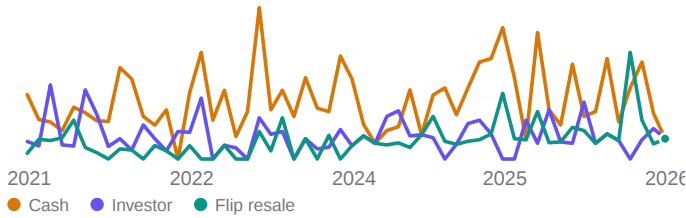
4.3%



BUYERS & OUTCOMES

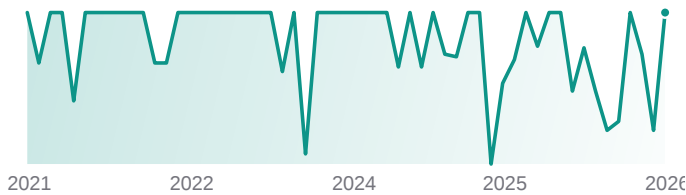
Buyer mix

Cash 4.8% · Investor 4.8% · Flip resale 4.8%



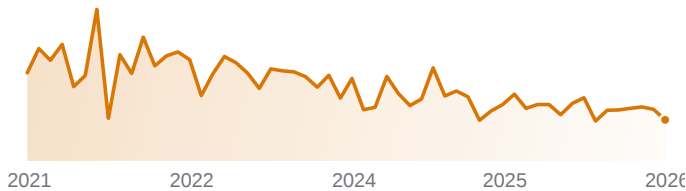
Sellers who sold at a gain

100%

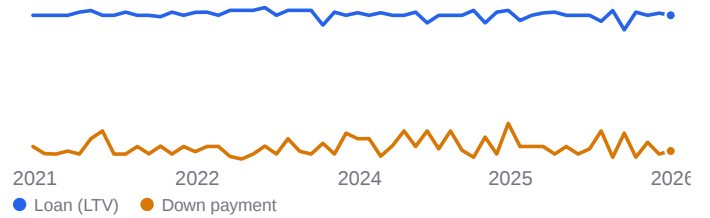


Median annualized return at resale

+4.5%

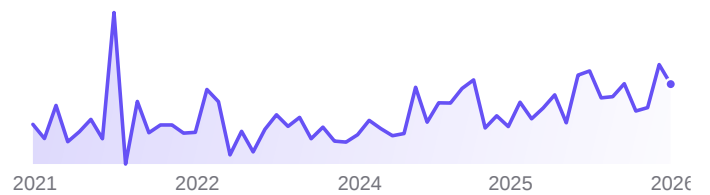


Financing (share of purchase price) Loan (LTV) 95% · Down payment 7.0%



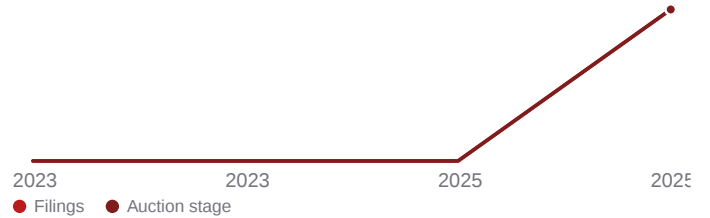
Typical hold before selling

4.5 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	6,647
Median value (AVM)	\$378K
Median size	2,087 ft²
Median bedrooms	3
Median year built	2005
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	36%
Underwater (LTV 125% or more)	0.7%
Owner occupied	90%
Company owned	3.9%
Median loan-to-value	62%
Typical ownership tenure	5.7 yrs

COMMUNITY

Population	17,825
Density	472 / mi²
Median household income	\$83K
Average household income	\$102K
Crime index (US avg 100)	89
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	46
Homes occupied	96%
Bachelor's or higher	21%
Poverty rate	8.7%
Unemployment	1.1%
Average temp	53°F
Annual precip	40 in
Sunshine	40%

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