

Jamestown 27282

ZIP code · NC · North Carolina > Guilford County > Jamestown

BALANCED MARKET

\$327K

MEDIAN SALE PRICE

+1.4%

1-YR CHANGE

227

SALES (12 MO)

\$325K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100

Buyer's market

Balanced

Seller's market

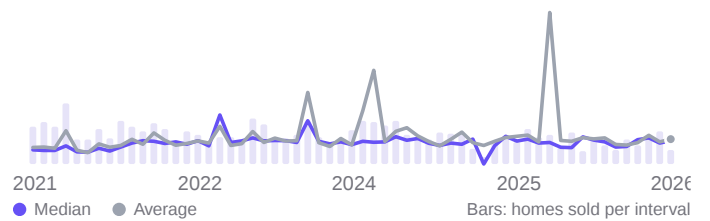
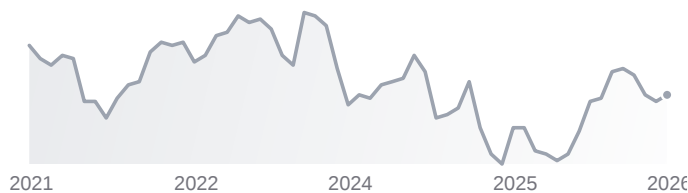
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$325K · Average \$339K

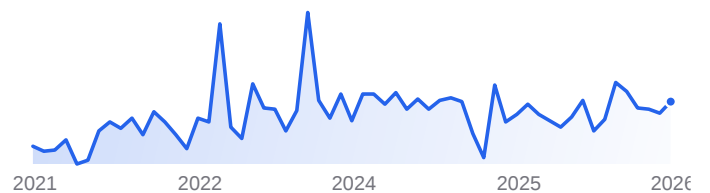
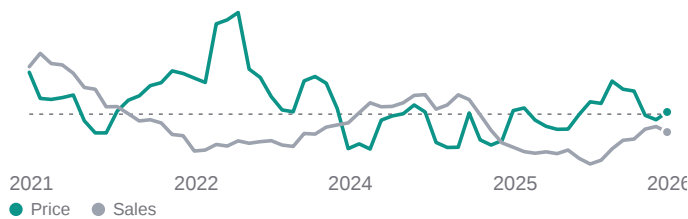


Growth (year over year)

Price +1.4% · Sales -11.3%

Price per square foot

\$174/ft²

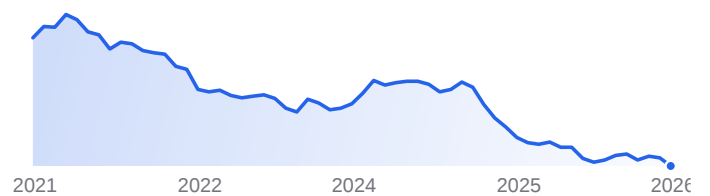
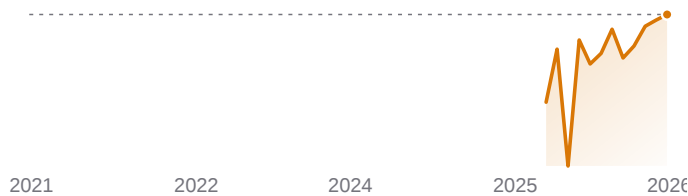


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

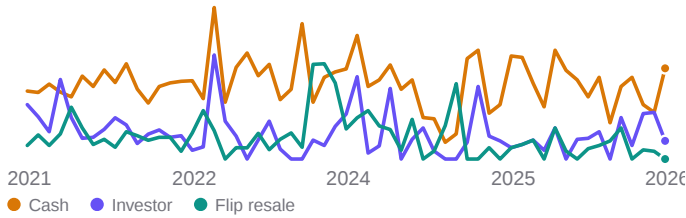
3.7%



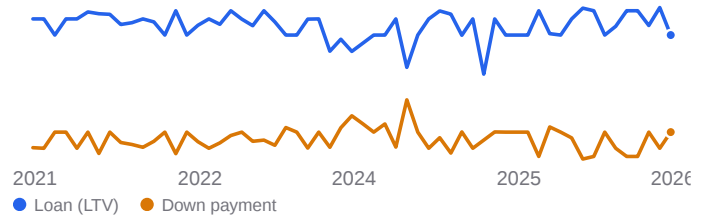
BUYERS & OUTCOMES

Buyer mix

Cash 42% · Investor 8.3% · Flip resale 0%



Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



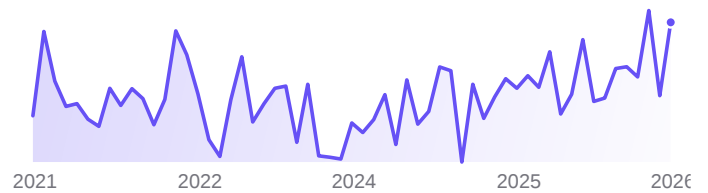
Sellers who sold at a gain

88%



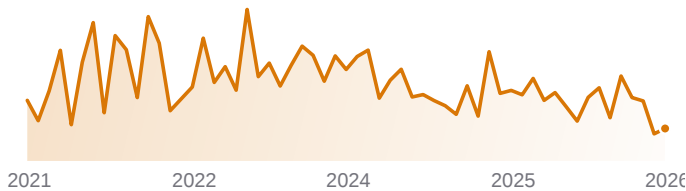
Typical hold before selling

11.1 yrs



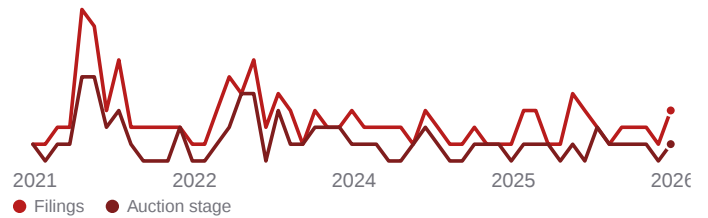
Median annualized return at resale

+2.6%



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	6,152
Median value (AVM)	\$325K
Median size	2,032 ft²
Median bedrooms	3
Median year built	1994
Single family	83%
Condos	2.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	1.3%
Owner occupied	80%
Company owned	14%
Median loan-to-value	45%

Typical ownership tenure

10.5 yrs

COMMUNITY

Population	18,085
Density	1,301 / mi ²
Median household income	\$87K
Average household income	\$110K
Crime index (US avg 100)	80
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	50
Homes occupied	96%
Bachelor's or higher	33%
Poverty rate	8.3%
Unemployment	1.3%
Average temp	59°F
Annual precip	46 in
Sunshine	60%

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.