

O Brien 32071

ZIP code · FL · Florida · Suwannee County

BUYER'S MARKET

\$204K

MEDIAN SALE PRICE

-14.8%

1-YR CHANGE

44

SALES (12 MO)

\$295K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 27 / 100



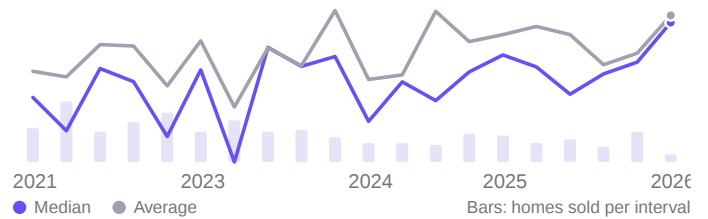
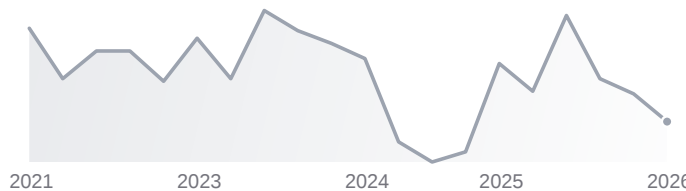
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

27 / 100

Sale prices

Median \$228K · Average \$236K

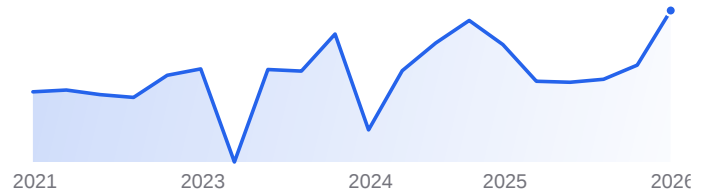
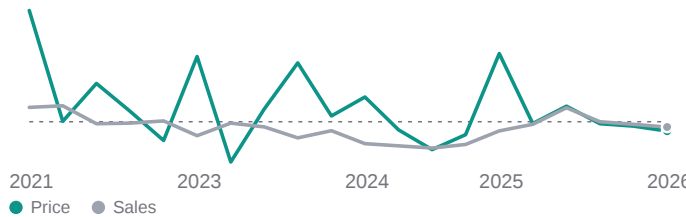


Growth (year over year)

Price -14.8% · Sales -8.3%

Price per square foot

\$164/ft²

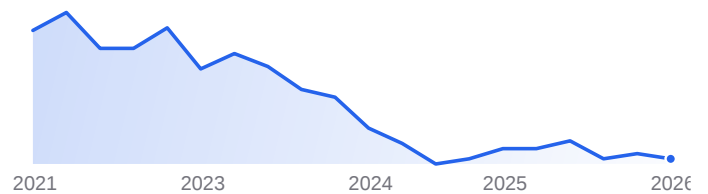


Sale premium vs estimated value

-23.4%

Annual turnover (share of homes sold)

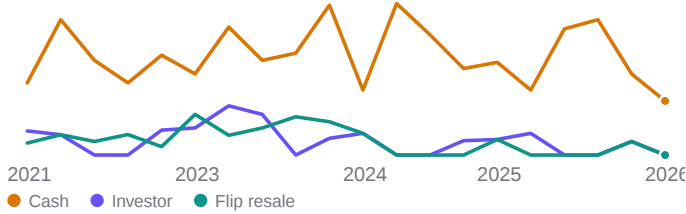
2.5%



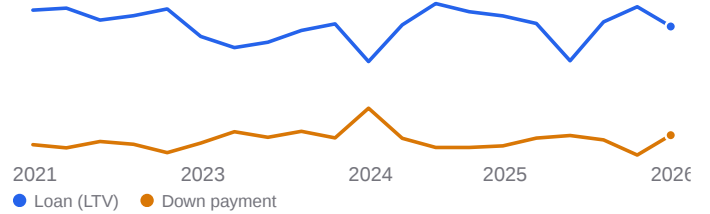
BUYERS & OUTCOMES

Buyer mix

Cash 25% · Investor 0% · Flip resale 0%

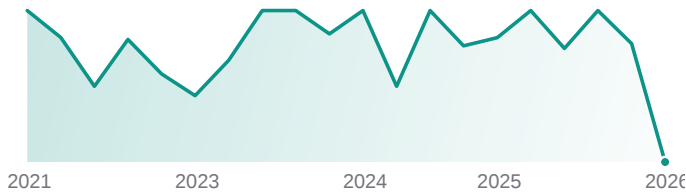


Financing (share of purchase price) Loan (LTV) 85% · Down payment 15%



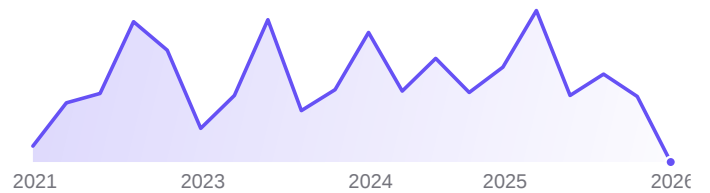
Sellers who sold at a gain

50%



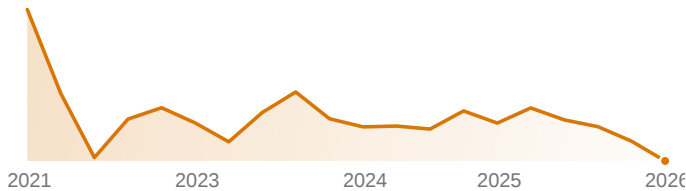
Typical hold before selling

1.2 yrs



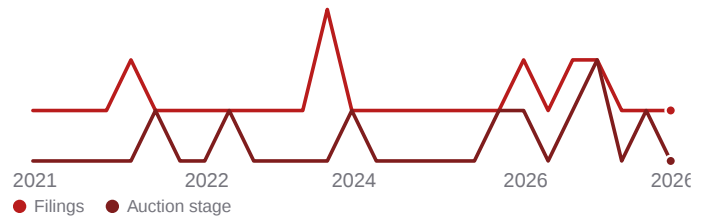
Median annualized return at resale

+0.0%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,762
Median value (AVM)	\$295K
Median size	1,497 ft²
Median year built	1998
Single family	41%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	3.2%
Owner occupied	82%
Company owned	9.5%
Median loan-to-value	18%
Typical ownership tenure	10.6 yrs

COMMUNITY

Population	5,164
Density	49 / mi²
Median household income	\$49K
Average household income	\$58K
Crime index (US avg 100)	127
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	23
Homes occupied	86%
Bachelor's or higher	9%
Poverty rate	14.7%
Unemployment	0.9%
Average temp	69°F
Annual precip	54 in
Sunshine	60%

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.