

Spring Hill 34608

ZIP code · FL · Florida > Hernando County > Spring Hill

BALANCED MARKET

\$277K

MEDIAN SALE PRICE

-5.6%

1-YR CHANGE

654

SALES (12 MO)

\$286K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



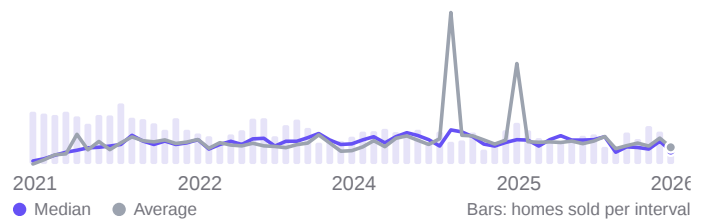
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

46 / 100

Sale prices

Median \$265K · Average \$276K

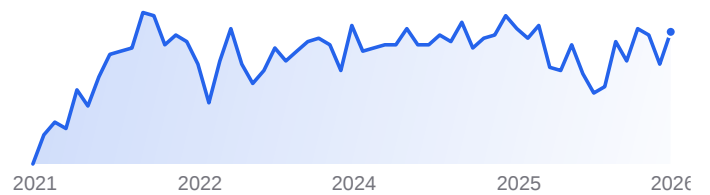
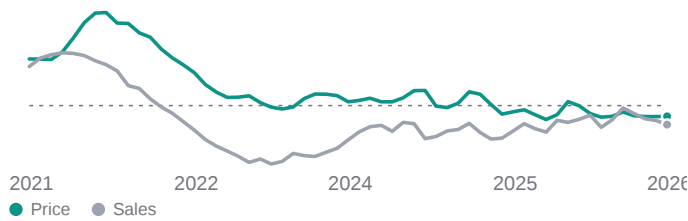


Growth (year over year)

Price -5.6% · Sales -9.8%

Price per square foot

\$189/ft²

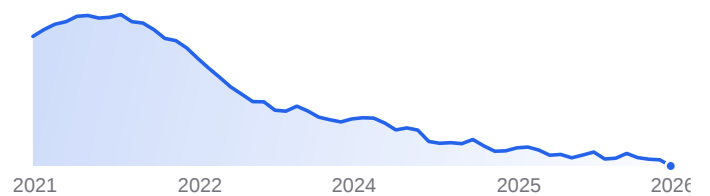
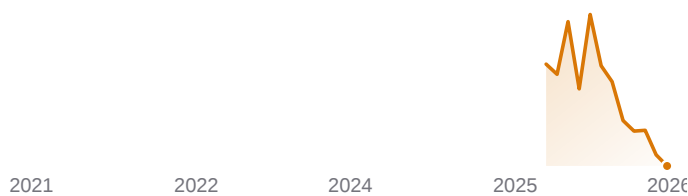


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

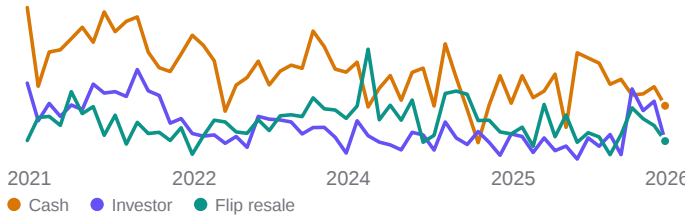
4.9%



BUYERS & OUTCOMES

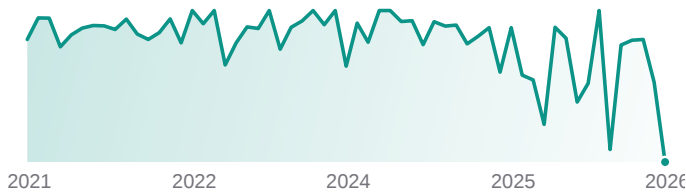
Buyer mix

Cash 17% · Investor 6.9% · Flip resale 6.9%



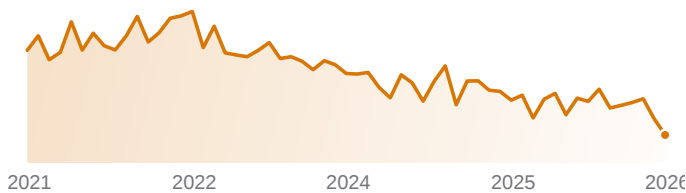
Sellers who sold at a gain

77%

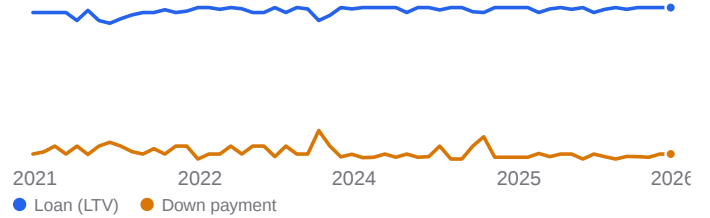


Median annualized return at resale

+3.3%

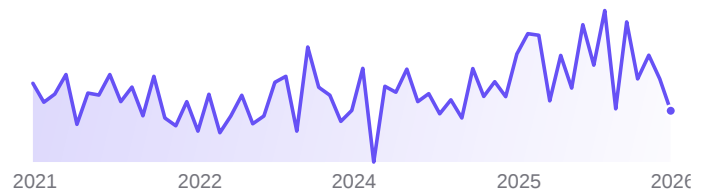


Financing (share of purchase price) Loan (LTV) 98% · Down payment 5.0%



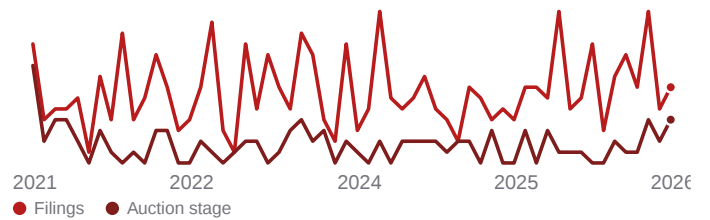
Typical hold before selling

4.6 yrs



Preforeclosure filings

Filings 7 · Auction stage 4



HOUSING STOCK

Homes	13,462
Median value (AVM)	\$286K
Median size	1,634 ft²
Median bedrooms	3
Median year built	1988
Single family	98%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	1.5%
Owner occupied	84%
Company owned	11%
Median loan-to-value	47%
Typical ownership tenure	8.7 yrs

COMMUNITY

Population	38,255
Density	2,466 / mi²
Median household income	\$59K
Average household income	\$74K
Crime index (US avg 100)	101
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	22
Homes occupied	94%
Bachelor's or higher	13%
Poverty rate	9.6%
Unemployment	1.0%
Average temp	71°F
Annual precip	52 in
Sunshine	66%

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.