

Hamburg 71646

ZIP code · AR · Arkansas > Ashley County > Hamburg

STRONG BUYER'S MARKET

\$94K

MEDIAN SALE PRICE

-24.5%

1-YR CHANGE

34

SALES (12 MO)

\$95K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 8 / 100



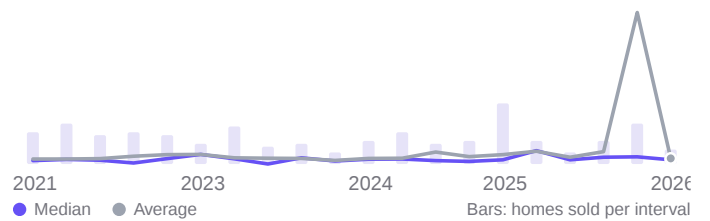
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

8 / 100

Sale prices

Median \$80K · Average \$93K

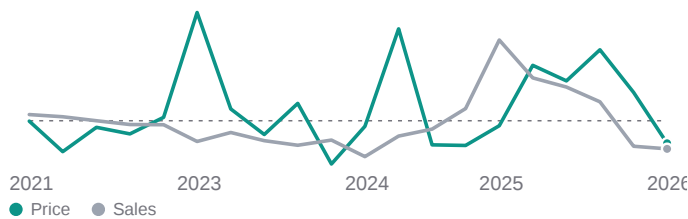


Growth (year over year)

Price -24.5% · Sales -30.6%

Price per square foot

\$54/ft²



Sale premium vs estimated value

+34.8%

Annual turnover (share of homes sold)

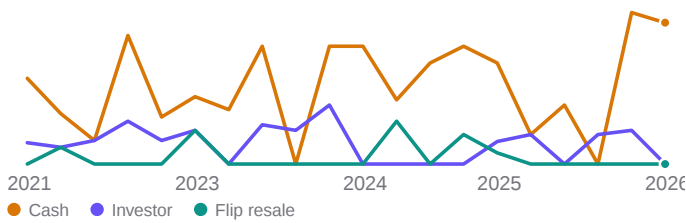
1.2%



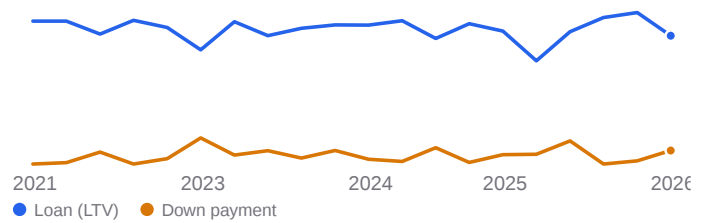
BUYERS & OUTCOMES

Buyer mix

Cash 60% · Investor 0% · Flip resale 0%

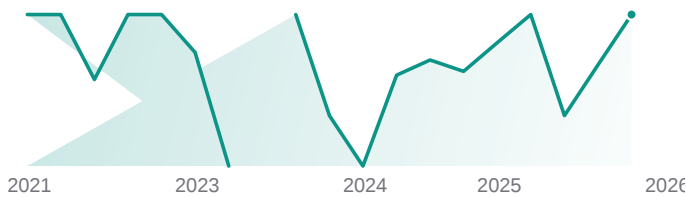


Financing (share of purchase price) Loan (LTV) 89% · Down payment 11%



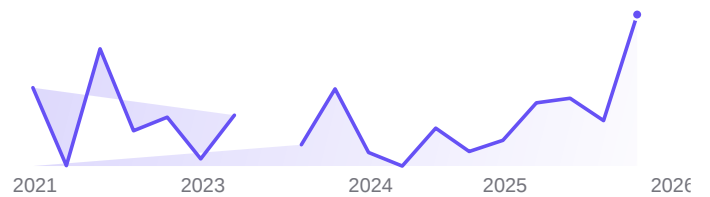
Sellers who sold at a gain

100%



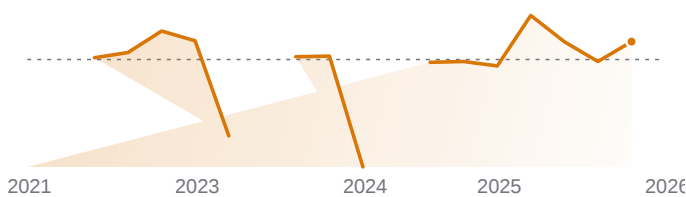
Typical hold before selling

11.4 yrs



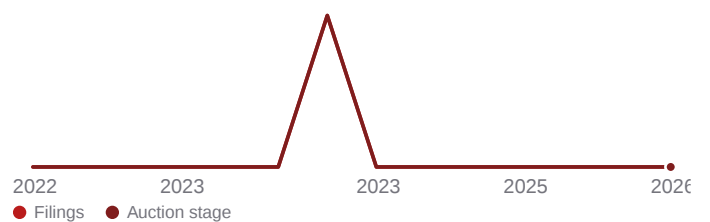
Median annualized return at resale

+6.9%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,949
Median value (AVM)	\$95K
Median size	1,356 ft²
Median year built	1977
Single family	52%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	5.8%
Owner occupied	73%
Company owned	8.2%
Median loan-to-value	34%
Typical ownership tenure	11.5 yrs

COMMUNITY

Population	5,261
Density	15 / mi²
Median household income	\$41K
Average household income	\$59K
Crime index (US avg 100)	116
Air pollution index (US avg 100)	139
Earthquake index (US avg 100)	52
Homes occupied	84%
Bachelor's or higher	6%
Poverty rate	29.0%
Unemployment	1.2%
Average temp	64°F
Annual precip	57 in
Sunshine	62%

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.