

Augusta 72006

ZIP code · AR · Arkansas > Woodruff County > Augusta

BUYER'S MARKET

\$45K

MEDIAN SALE PRICE

-69.0%

1-YR CHANGE

16

SALES (12 MO)

\$69K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 30 / 100



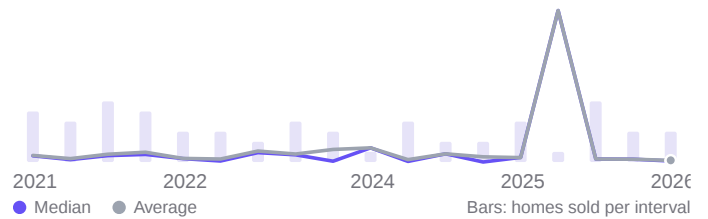
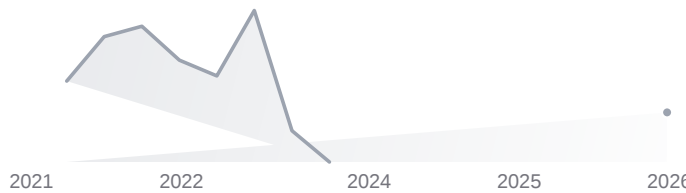
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

30 / 100

Sale prices

Median \$35K · Average \$42K

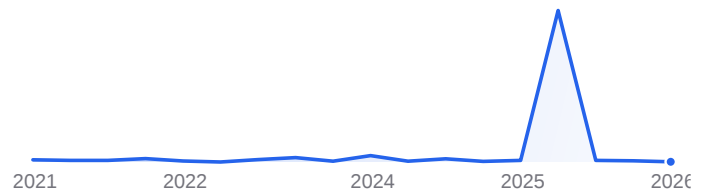
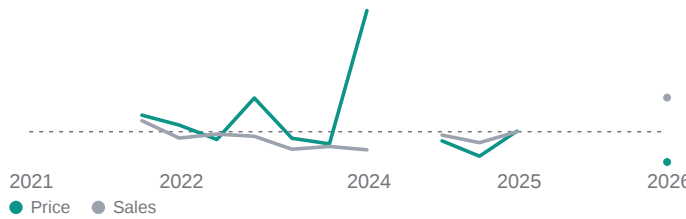


Growth (year over year)

Price -69.0% · Sales +77.8%

Price per square foot

\$24/ft²



Sale premium vs estimated value

-0.9%

Annual turnover (share of homes sold)

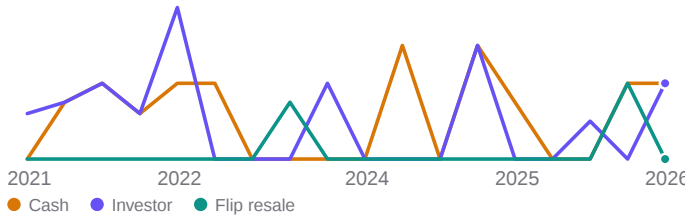
1.4%



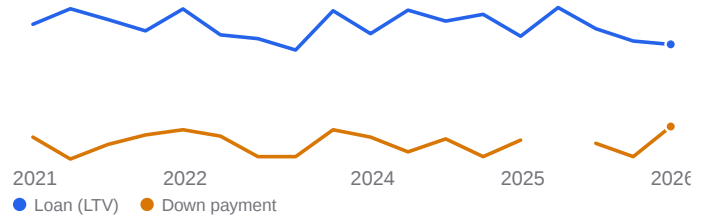
BUYERS & OUTCOMES

Buyer mix

Cash 33% · Investor 33% · Flip resale 0%



Financing (share of purchase price) Loan (LTV) 78% · Down payment 22%



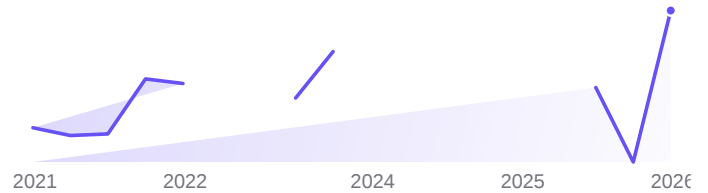
Sellers who sold at a gain

100%



Typical hold before selling

19.7 yrs



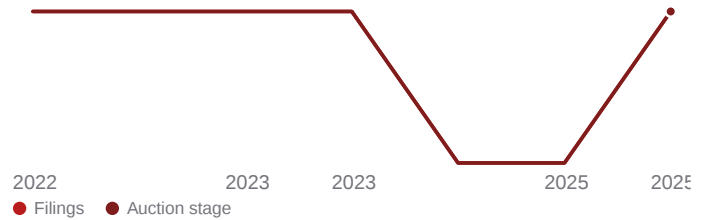
Median annualized return at resale

+0.1%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	1,177
Median value (AVM)	\$69K
Median size	1,321 ft²
Median year built	1970
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	6.1%
Owner occupied	55%
Company owned	23%
Median loan-to-value	13%
Typical ownership tenure	12.1 yrs

COMMUNITY

Population	1,784
Density	11 / mi²
Median household income	\$65K
Average household income	\$72K
Crime index (US avg 100)	122
Air pollution index (US avg 100)	171
Earthquake index (US avg 100)	210
Homes occupied	84%
Bachelor's or higher	5%
Poverty rate	15.7%
Unemployment	0.9%
Average temp	61°F
Annual precip	50 in
Sunshine	73%

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