

Ashland

Community · NH · New Hampshire > Grafton County

BALANCED MARKET

\$414K

MEDIAN SALE PRICE

+35.1%

1-YR CHANGE

19

SALES (12 MO)

\$349K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



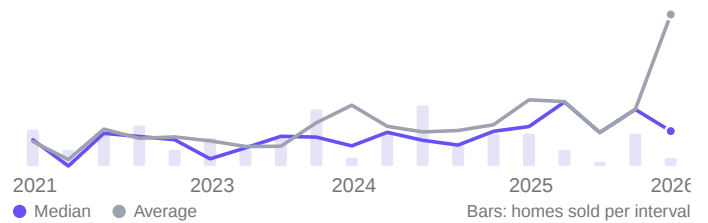
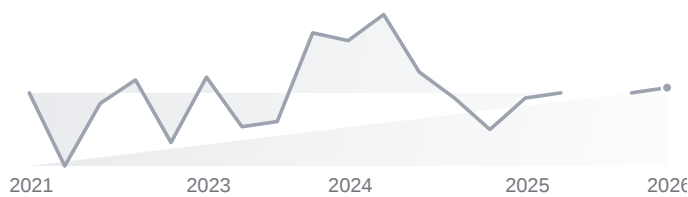
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$312K · Average \$906K

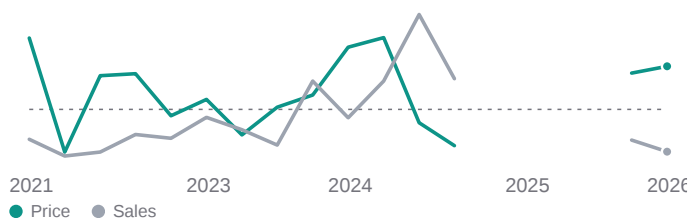


Growth (year over year)

Price +35.1% · Sales -34.5%

Price per square foot

\$259/ft²

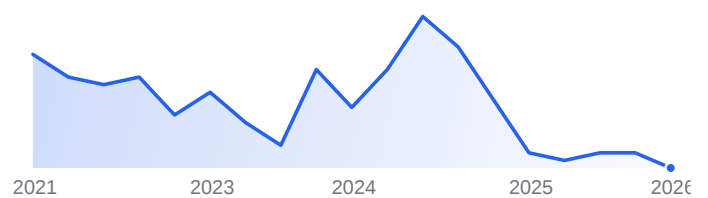
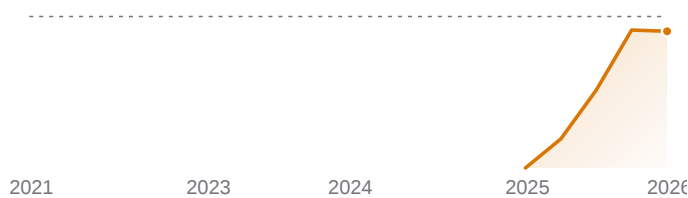


Sale premium vs estimated value

-0.8%

Annual turnover (share of homes sold)

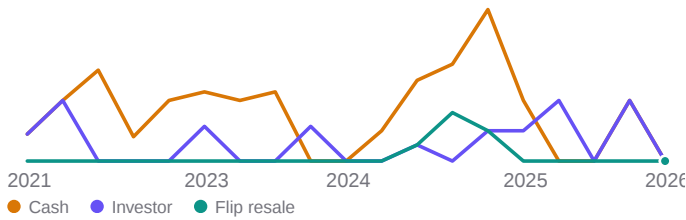
1.7%



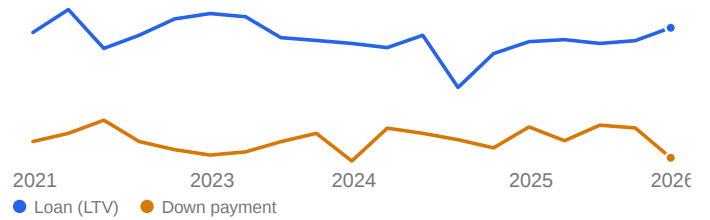
BUYERS & OUTCOMES

Buyer mix

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

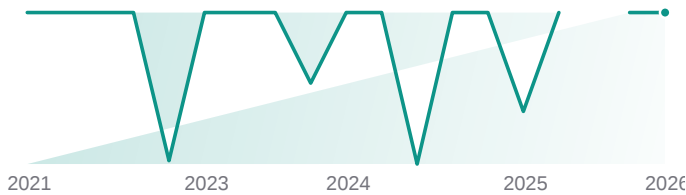


Financing (share of purchase price) Loan (LTV) 85% · Down payment 5.0%



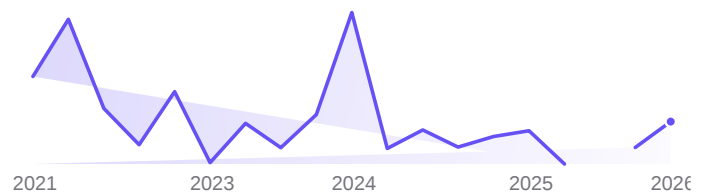
Sellers who sold at a gain

100%



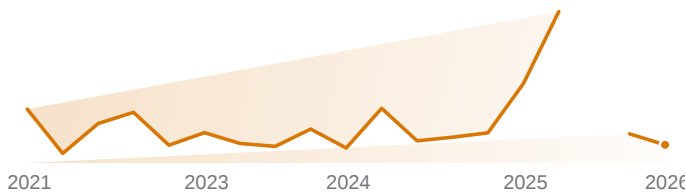
Typical hold before selling

6.7 yrs



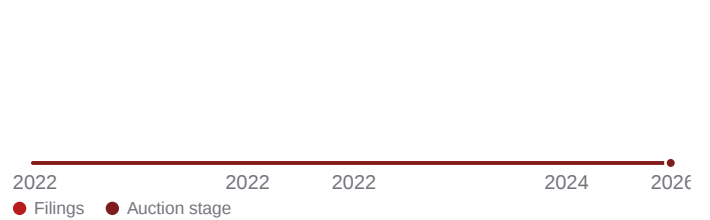
Median annualized return at resale

+6.1%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,113
Median value (AVM)	\$349K
Median size	1,344 ft²
Median bedrooms	3
Median year built	1980
Single family	55%
Condos	25%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	1.1%
Owner occupied	27%
Company owned	19%
Median loan-to-value	37%

Typical ownership tenure

23.9 yrs

COMMUNITY

Population	1,129
Density	848 / mi ²
Median household income	\$49K
Average household income	\$66K
Crime index (US avg 100)	145
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	119
Homes occupied	76%
Bachelor's or higher	14%
Poverty rate	24.5%
Unemployment	0.5%
Average temp	44°F
Annual precip	45 in
Sunshine	33%

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.