

Bristol County, MA

County · MA · Massachusetts

BALANCED MARKET

\$541K

MEDIAN SALE PRICE

+2.8%

1-YR CHANGE

4,985

SALES (12 MO)

\$527K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 51 / 100



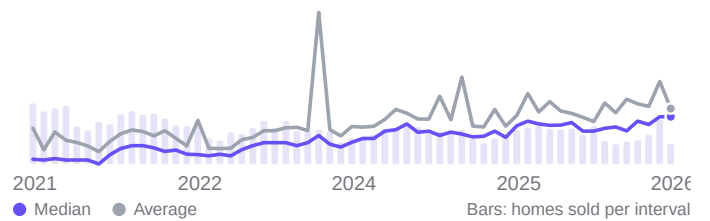
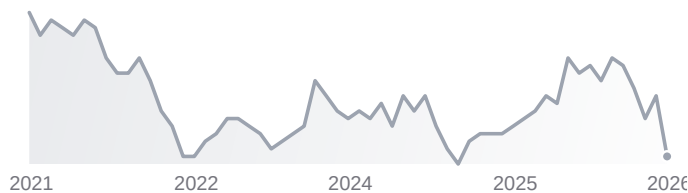
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

51 / 100

Sale prices

Median \$550K · Average \$578K

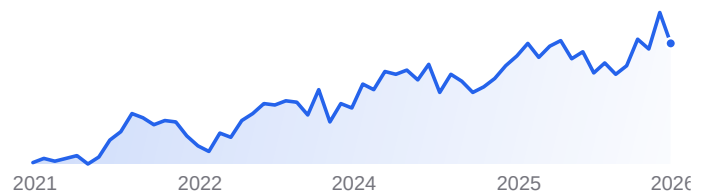
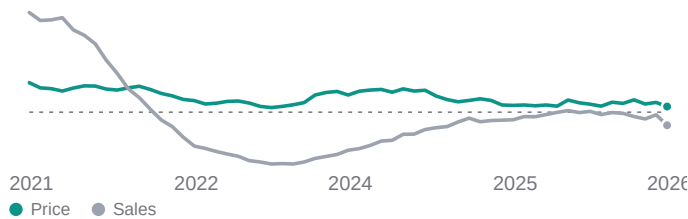


Growth (year over year)

Price +2.8% · Sales -6.6%

Price per square foot

\$327/ft²

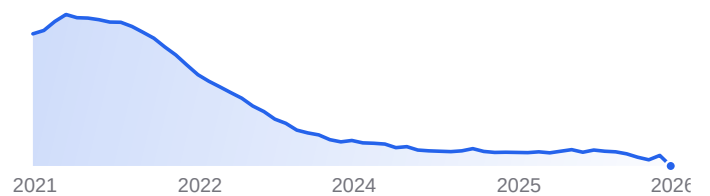
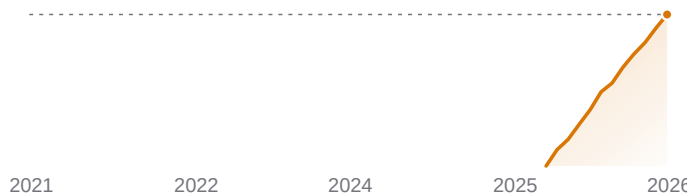


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

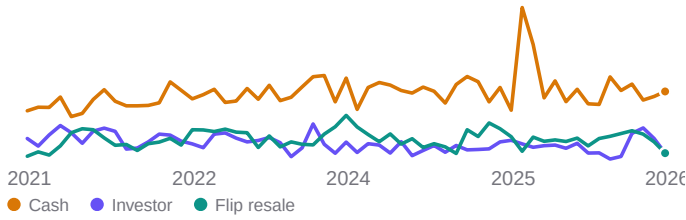
3.1%



BUYERS & OUTCOMES

Buyer mix

Cash 19% · Investor 4.3% · Flip resale 4.3%



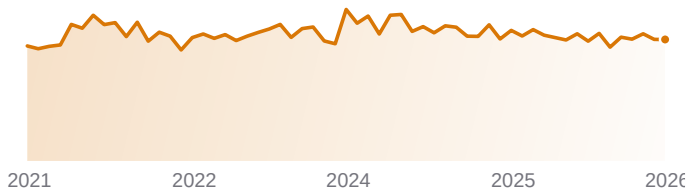
Sellers who sold at a gain

97%

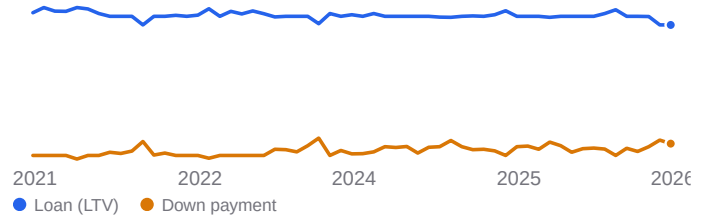


Median annualized return at resale

+5.6%

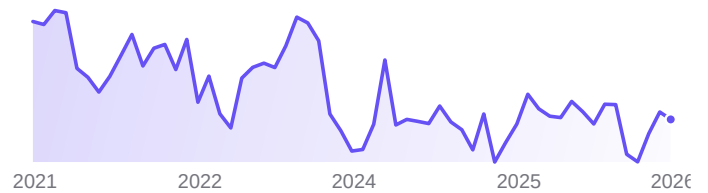


Financing (share of purchase price) Loan (LTV) 85% · Down payment 17%



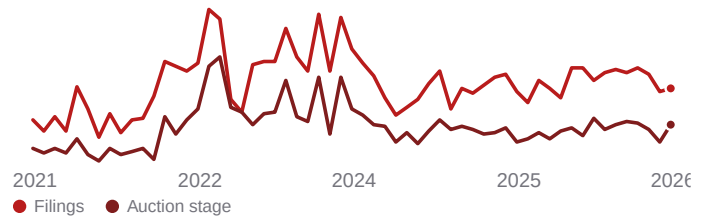
Typical hold before selling

8.1 yrs



Preforeclosure filings

Filings 48 · Auction stage 25



HOUSING STOCK

Homes	163,321
Median value (AVM)	\$527K
Median size	1,693 ft²
Median bedrooms	3
Median year built	1967
Single family	76%
Condos	8.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	0.9%
Owner occupied	83%
Company owned	13%
Median loan-to-value	43%

Typical ownership tenure

16.2 yrs

COMMUNITY

Population	590,421
Density	1,068 / mi²
Median household income	\$81K
Average household income	\$106K
Crime index (US avg 100)	92
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	61
Homes occupied	95%
Bachelor's or higher	20%
Poverty rate	11.3%
Unemployment	1.4%
Average temp	50°F
Annual precip	49 in
Sunshine	52%

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.