

Enosburg Falls

City · VT · Vermont > Franklin County

BALANCED MARKET

\$172K

MEDIAN SALE PRICE

-41.9%

1-YR CHANGE

44

SALES (12 MO)

\$310K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



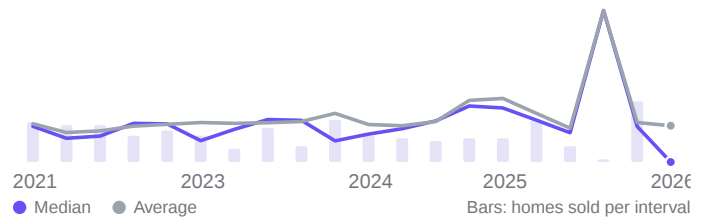
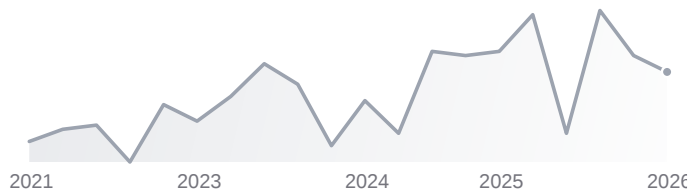
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

43 / 100

Sale prices

Median \$40K · Average \$270K

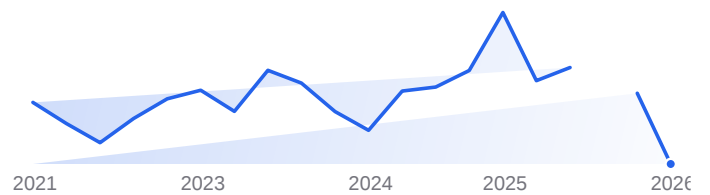
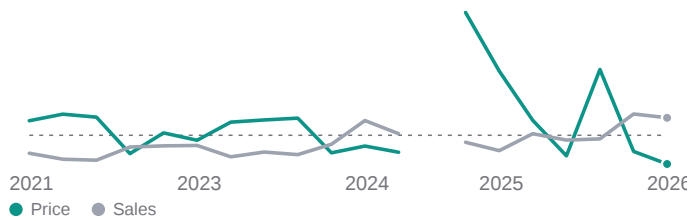


Growth (year over year)

Price -41.9% · Sales +25.7%

Price per square foot

\$43/ft²



Sale premium vs estimated value

+19.9%

Annual turnover (share of homes sold)

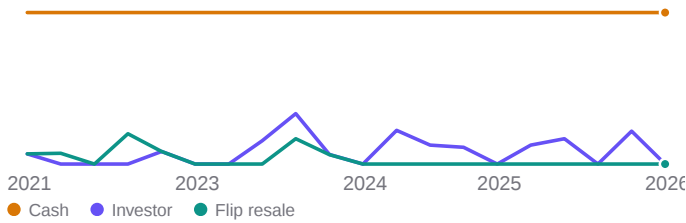
2.2%



BUYERS & OUTCOMES

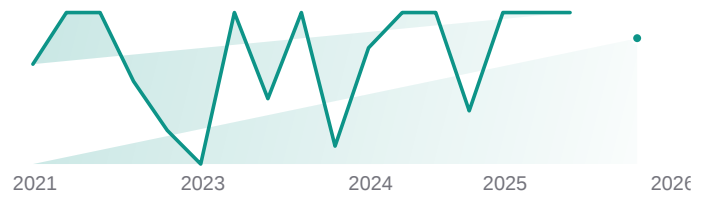
Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



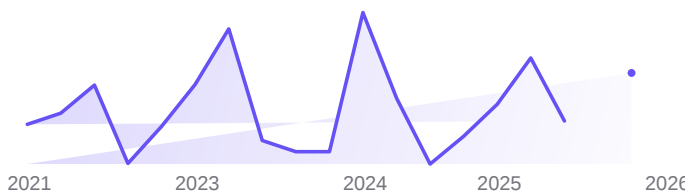
Sellers who sold at a gain

93%



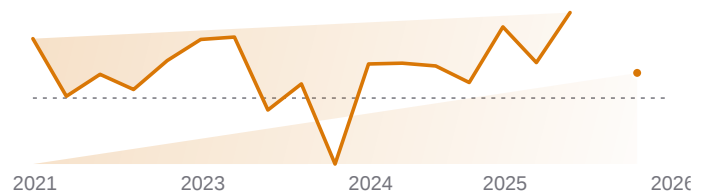
Typical hold before selling

6.3 yrs



Median annualized return at resale

+6.5%



HOUSING STOCK

Homes	1,972
Median value (AVM)	\$310K
Median size	1,618 ft ²
Median bedrooms	3
Median year built	1988
Single family	78%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	100%
Underwater (LTV 125% or more)	0%
Owner occupied	86%
Company owned	11%
Median loan-to-value	0%
Typical ownership tenure	6.9 yrs

COMMUNITY

Population	1,420
Density	401 / mi ²
Median household income	\$45K
Average household income	\$61K

Crime index (US avg 100)	190
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	101
Homes occupied	92%
Bachelor's or higher	10%
Poverty rate	16.8%
Unemployment	0.7%
Average temp	43°F
Annual precip	44 in
Sunshine	49%

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.