

Bondsville 01009

ZIP code · MA · Massachusetts › Hampden County

SELLER'S MARKET

\$184K

MEDIAN SALE PRICE

19

SALES (12 MO)

\$262K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 66 / 100



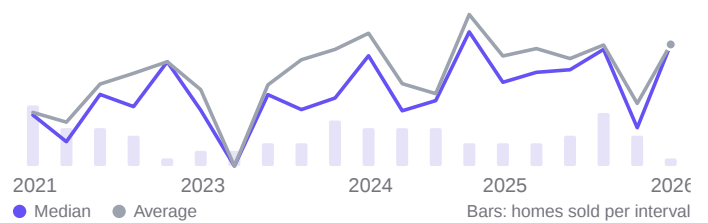
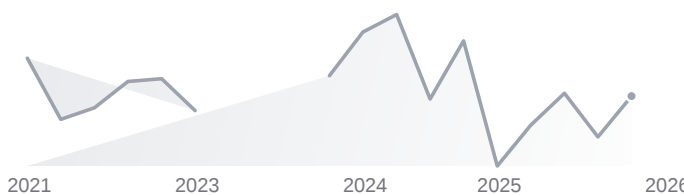
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

66 / 100

Sale prices

Median \$305K · Average \$305K

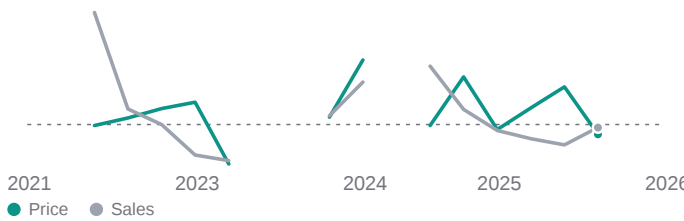


Growth (year over year)

Price -18.3% · Sales -5.6%

Price per square foot

\$353/ft²

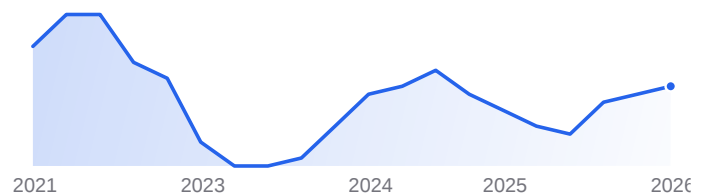
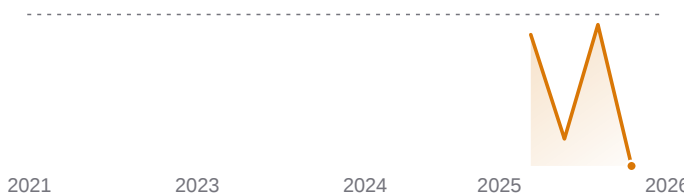


Sale premium vs estimated value

-39.5%

Annual turnover (share of homes sold)

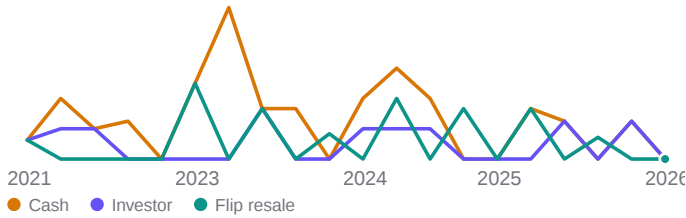
9.0%



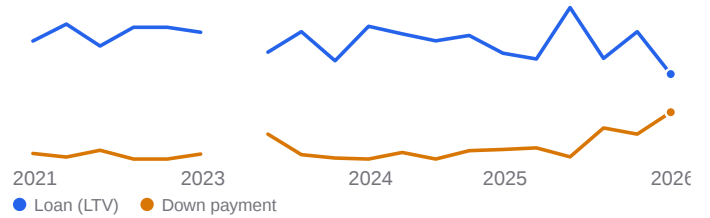
BUYERS & OUTCOMES

Buyer mix

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

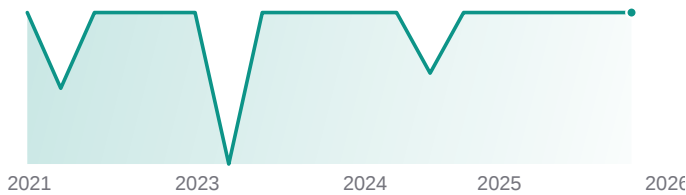


Financing (share of purchase price) Loan (LTV) 64% · Down payment 36%



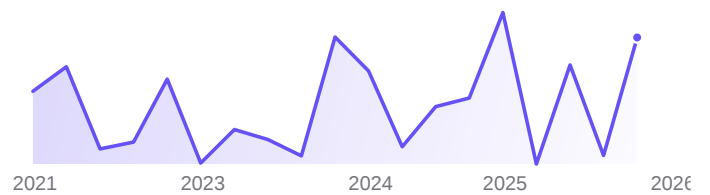
Sellers who sold at a gain

100%



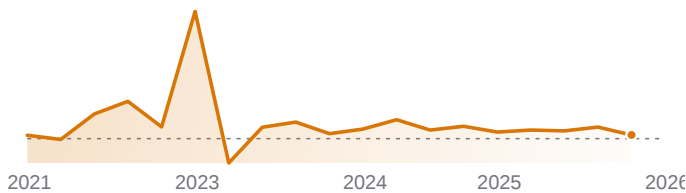
Typical hold before selling

16.5 yrs



Median annualized return at resale

+1.6%



HOUSING STOCK

Homes	211
Median value (AVM)	\$262K
Median size	1,216 ft²
Median bedrooms	3
Median year built	1965
Single family	44%
Condos	34%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	1.9%
Owner occupied	30%
Company owned	2.8%
Median loan-to-value	52%

Typical ownership tenure

8.4 yrs

COMMUNITY

Population	62
Density	400 / mi²
Median household income	\$64K
Average household income	\$86K
Crime index (US avg 100)	112
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	60
Homes occupied	93%
Bachelor's or higher	24%
Poverty rate	9.1%
Unemployment	1.6%
Average temp	47°F
Annual precip	47 in
Sunshine	50%

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.