

Brimfield 01010

ZIP code · MA · Massachusetts > Hampden County

BALANCED MARKET

\$390K

MEDIAN SALE PRICE

-13.0%

1-YR CHANGE

57

SALES (12 MO)

\$450K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



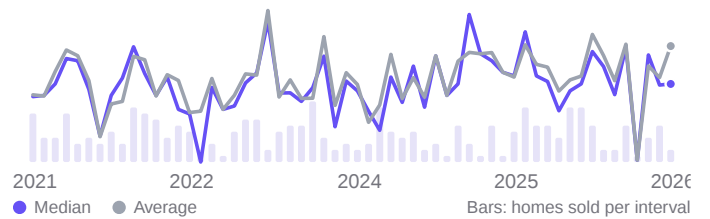
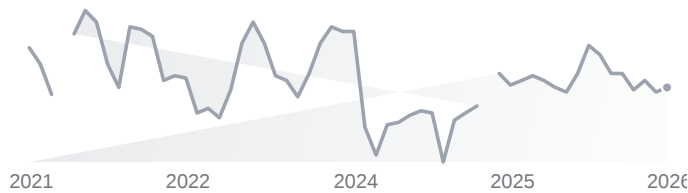
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$350K · Average \$514K

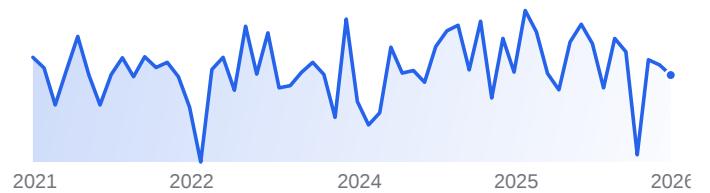
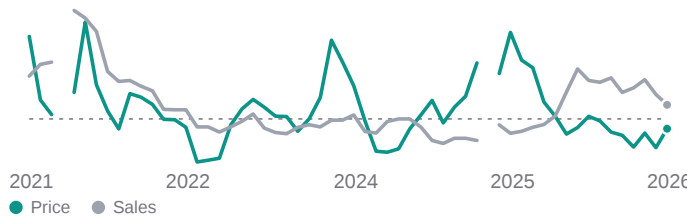


Growth (year over year)

Price -13.0% · Sales +18.8%

Price per square foot

\$180/ft²

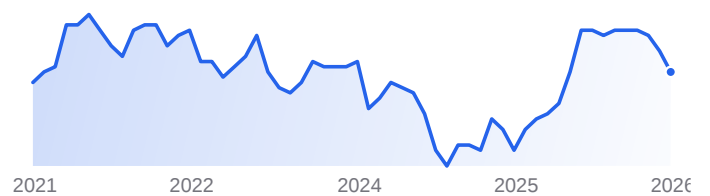
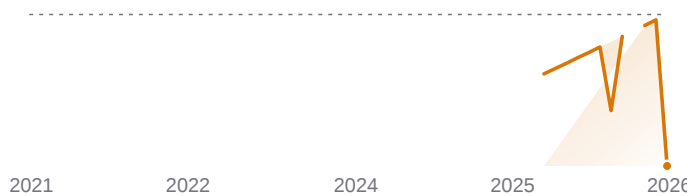


Sale premium vs estimated value

-16.8%

Annual turnover (share of homes sold)

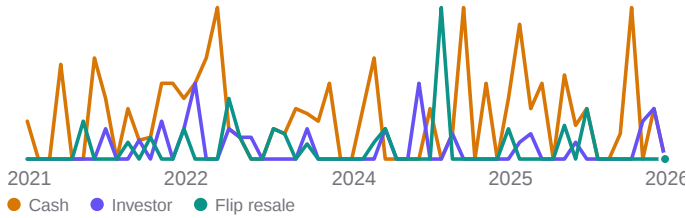
3.8%



BUYERS & OUTCOMES

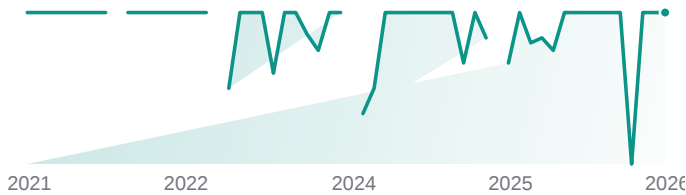
Buyer mix

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



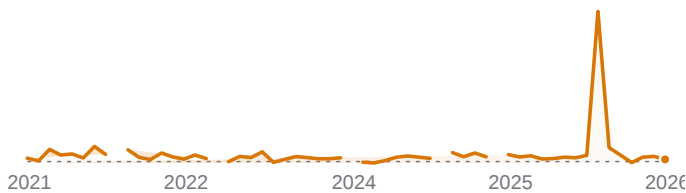
Sellers who sold at a gain

100%

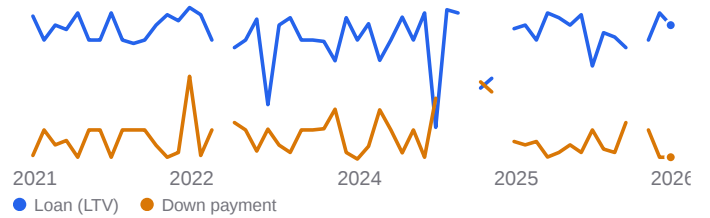


Median annualized return at resale

+2.5%

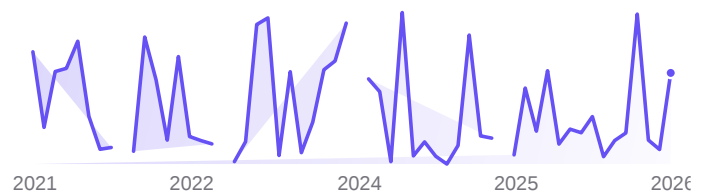


Financing (share of purchase price) Loan (LTV) 90% · Down payment 1.8%



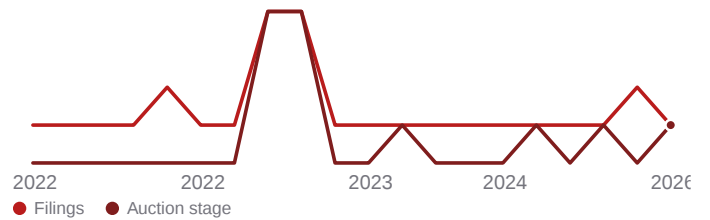
Typical hold before selling

17.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,481
Median value (AVM)	\$450K
Median size	1,792 ft²
Median bedrooms	3
Median year built	1983
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.8%
Owner occupied	77%
Company owned	9.7%
Median loan-to-value	47%
Typical ownership tenure	18.9 yrs

COMMUNITY

Population	4,486
Density	110 / mi²
Median household income	\$97K
Average household income	\$124K
Crime index (US avg 100)	141
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	58
Homes occupied	90%
Bachelor's or higher	26%
Poverty rate	7.3%
Unemployment	1.5%
Average temp	47°F
Annual precip	48 in
Sunshine	50%

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.