

Deerfield 01342

ZIP code · MA · Massachusetts > Franklin County > Deerfield

BALANCED MARKET

\$340K

MEDIAN SALE PRICE

9

SALES (12 MO)

\$457K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100



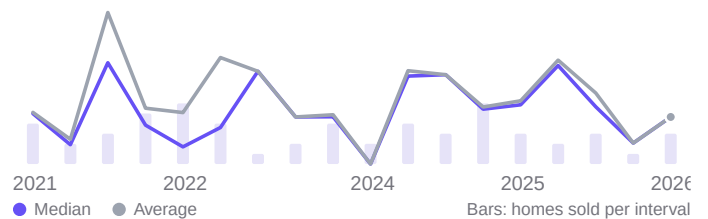
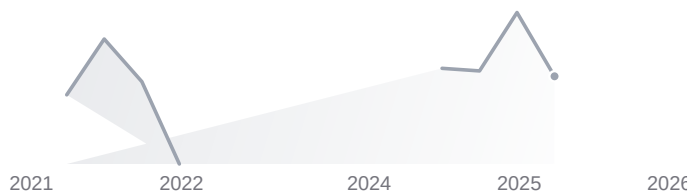
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$340K · Average \$340K

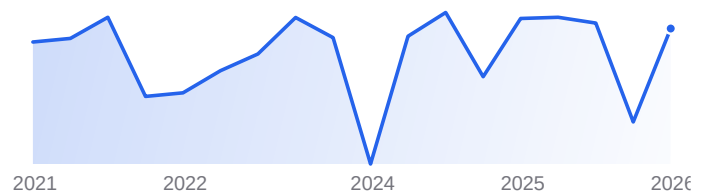
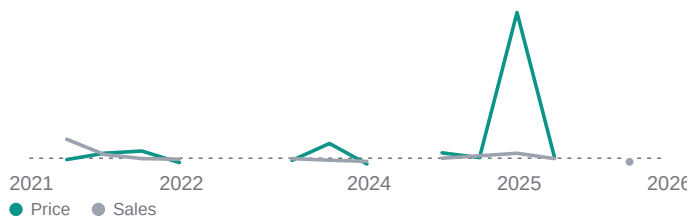


Growth (year over year)

Price -28.5% · Sales -56.3%

Price per square foot

\$243/ft²

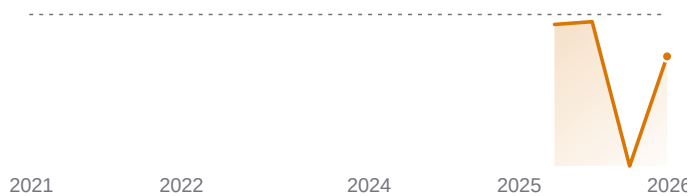


Sale premium vs estimated value

-19.0%

Annual turnover (share of homes sold)

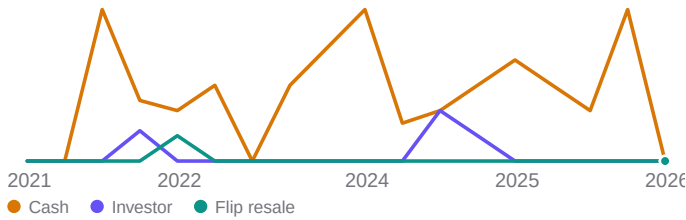
2.2%



BUYERS & OUTCOMES

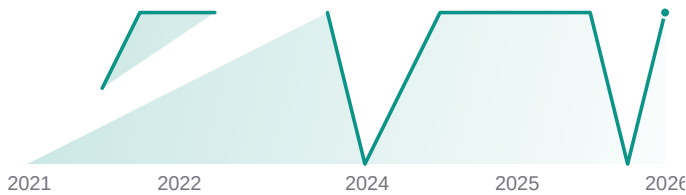
Buyer mix

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



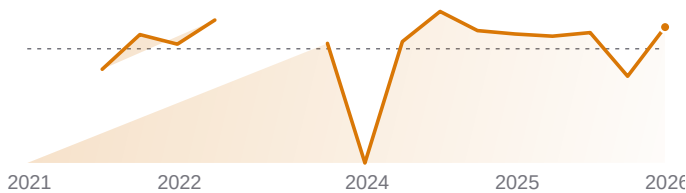
Sellers who sold at a gain

100%

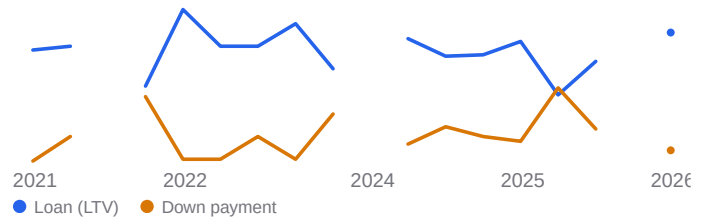


Median annualized return at resale

+5.6%

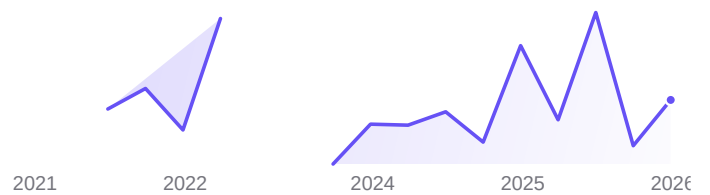


Financing (share of purchase price) Loan (LTV) 89% · Down payment 11%



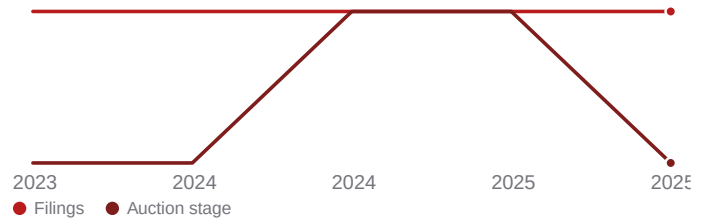
Typical hold before selling

18.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	417
Median value (AVM)	\$457K
Median size	1,715 ft²
Median bedrooms	3
Median year built	1967
Single family	87%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	2.2%
Owner occupied	79%
Company owned	18%
Median loan-to-value	29%

Typical ownership tenure

19.0 yrs

COMMUNITY

Population	1,534
Density	84 / mi²
Median household income	\$110K
Average household income	\$133K
Crime index (US avg 100)	35
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	55
Homes occupied	93%
Bachelor's or higher	21%
Poverty rate	7.1%
Unemployment	1.3%
Average temp	48°F
Annual precip	45 in
Sunshine	50%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.