

Ayer 01432

ZIP code · MA · Massachusetts > Middlesex County > Ayer

SELLER'S MARKET

\$567K

MEDIAN SALE PRICE

-7.4%

1-YR CHANGE

108

SALES (12 MO)

\$569K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 61 / 100



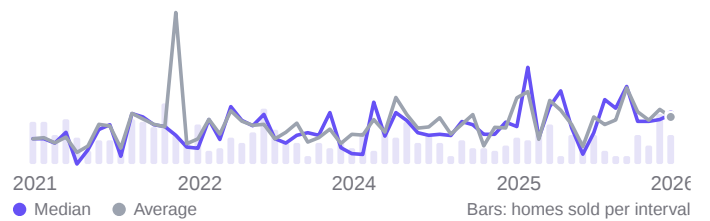
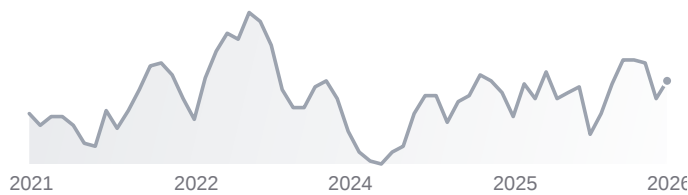
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

61 / 100

Sale prices

Median \$590K · Average \$575K

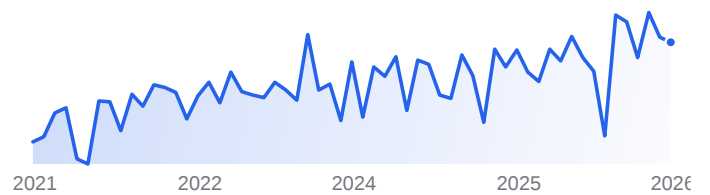
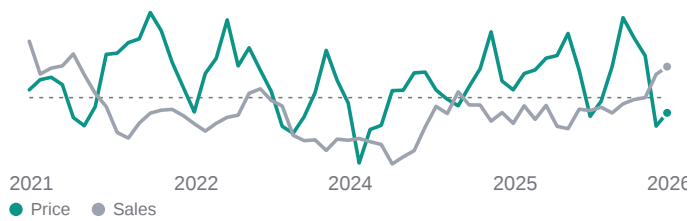


Growth (year over year)

Price -7.4% · Sales +14.9%

Price per square foot

\$365/ft²

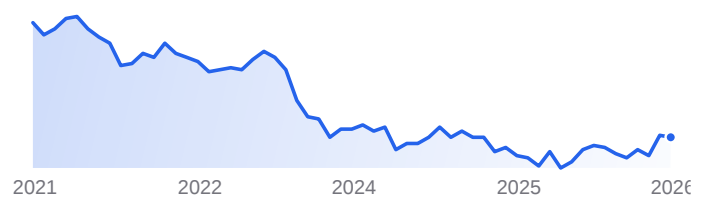
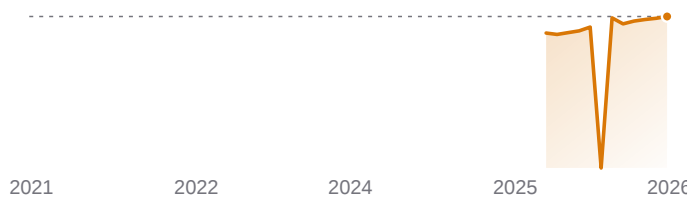


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

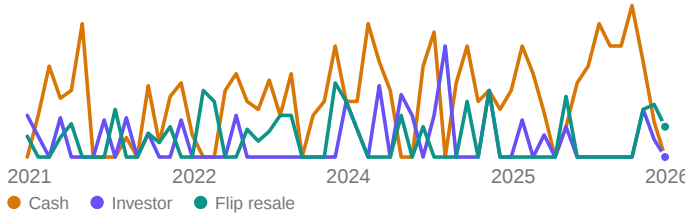
4.0%



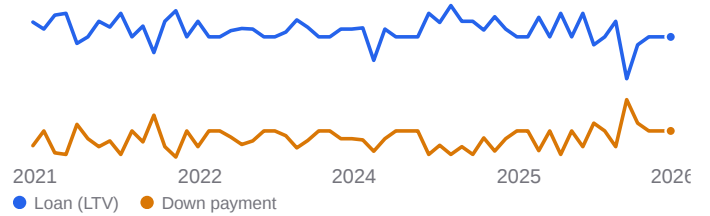
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 0% · Flip resale 9.1%

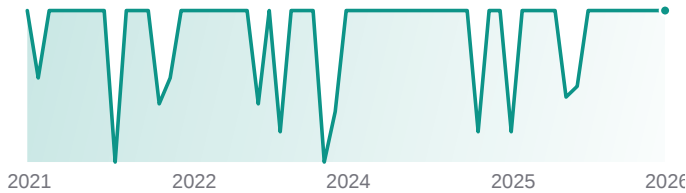


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



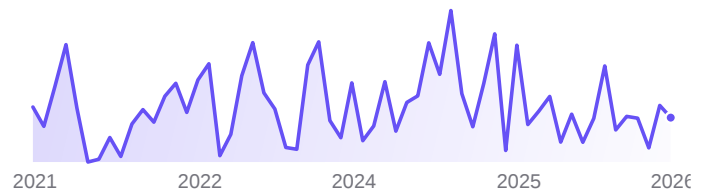
Sellers who sold at a gain

100%



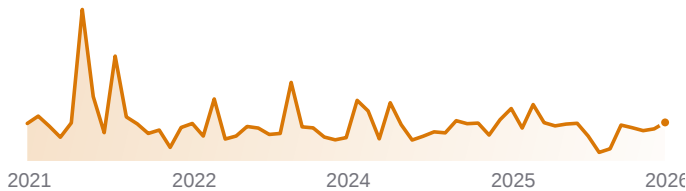
Typical hold before selling

9.3 yrs



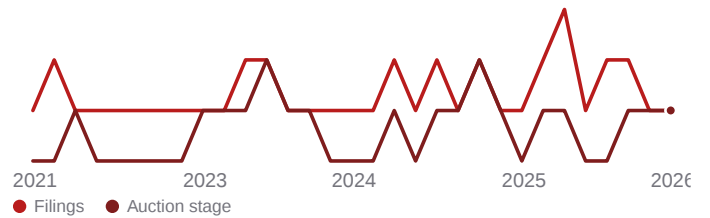
Median annualized return at resale

+5.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,710
Median value (AVM)	\$569K
Median size	1,638 ft²
Median bedrooms	3
Median year built	1976
Single family	64%
Condos	23%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	0.8%
Owner occupied	77%
Company owned	14%
Median loan-to-value	46%

Typical ownership tenure

12.2 yrs

COMMUNITY

Population	8,319
Density	972 / mi²
Median household income	\$97K
Average household income	\$134K
Crime index (US avg 100)	116
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	69
Homes occupied	95%
Bachelor's or higher	27%
Poverty rate	7.2%
Unemployment	1.3%
Average temp	48°F
Annual precip	47 in
Sunshine	58%

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.