

Webster 01570

ZIP code · MA · Massachusetts > Worcester County > Webster

SELLER'S MARKET

\$429K

MEDIAN SALE PRICE

+5.4%

1-YR CHANGE

226

SALES (12 MO)

\$438K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

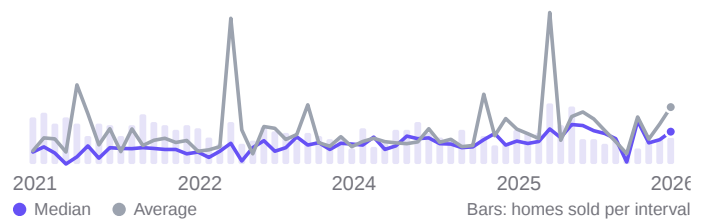
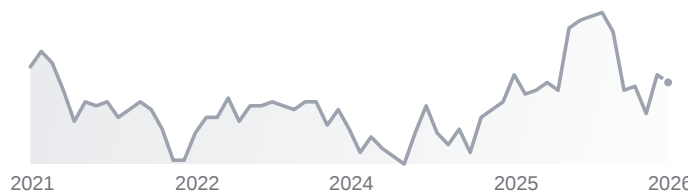
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$465K · Average \$603K

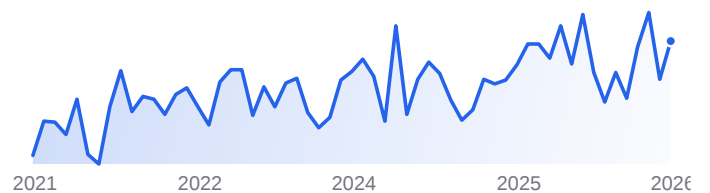
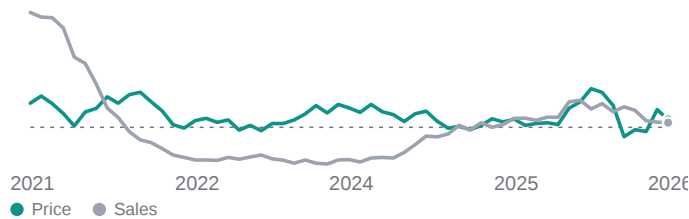


Growth (year over year)

Price +5.4% · Sales +3.2%

Price per square foot

\$279/ft²

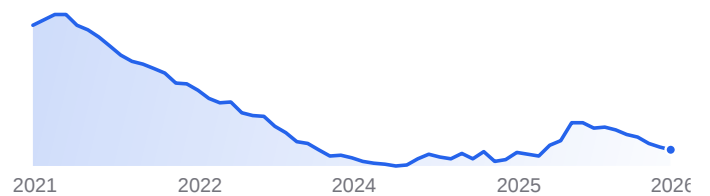
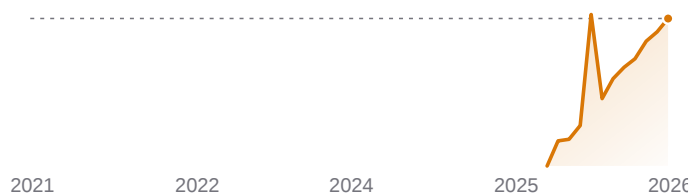


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

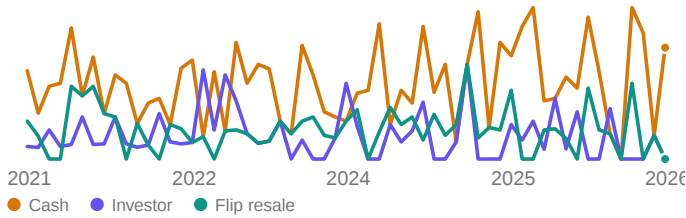
4.2%



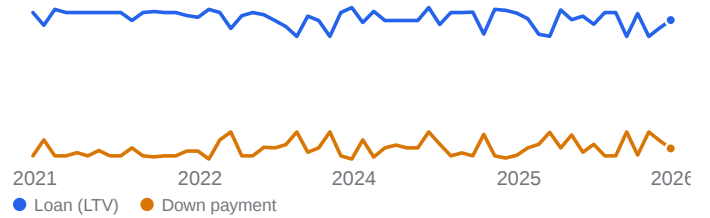
BUYERS & OUTCOMES

Buyer mix

Cash 29% · Investor 0% · Flip resale 0%

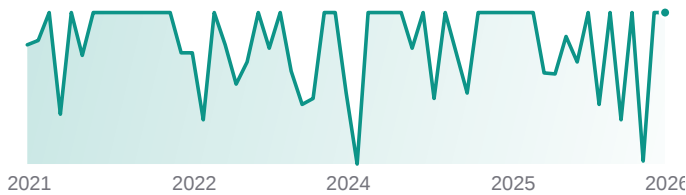


Financing (share of purchase price) Loan (LTV) 90% · Down payment 9.7%



Sellers who sold at a gain

100%



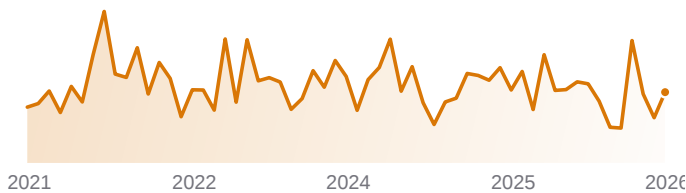
Typical hold before selling

4.2 yrs



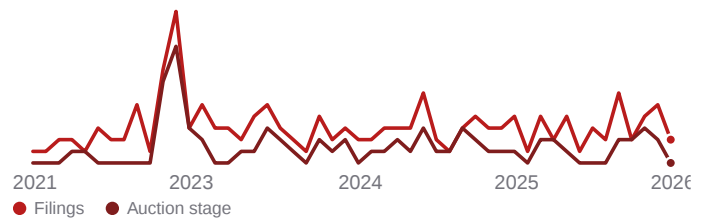
Median annualized return at resale

+6.0%



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	5,375
Median value (AVM)	\$438K
Median size	1,708 ft²
Median bedrooms	3
Median year built	1961
Single family	73%
Condos	7.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.1%
Owner occupied	77%
Company owned	16%
Median loan-to-value	47%

Typical ownership tenure

12.9 yrs

COMMUNITY

Population	18,400
Density	1,263 / mi²
Median household income	\$75K
Average household income	\$93K
Crime index (US avg 100)	130
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	54
Homes occupied	92%
Bachelor's or higher	18%
Poverty rate	14.6%
Unemployment	1.3%
Average temp	47°F
Annual precip	50 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.