

Worcester 01605

ZIP code · MA · Massachusetts > Worcester County > Worcester

SELLER'S MARKET

\$482K

MEDIAN SALE PRICE

+9.9%

1-YR CHANGE

204

SALES (12 MO)

\$439K

MEDIAN VALUE (AVM)

Market temperature

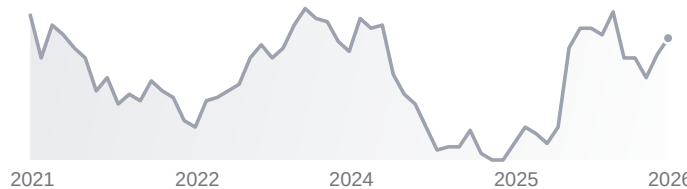
Seller's market · 71 / 100



MARKET TRENDS (5 YEARS)

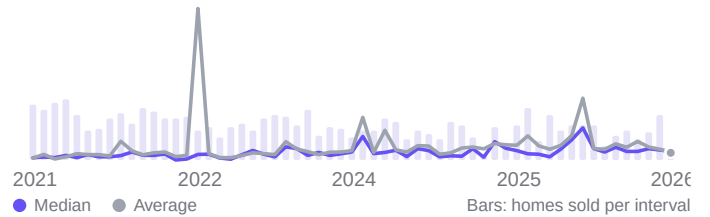
Market temperature (0–100)

71 / 100



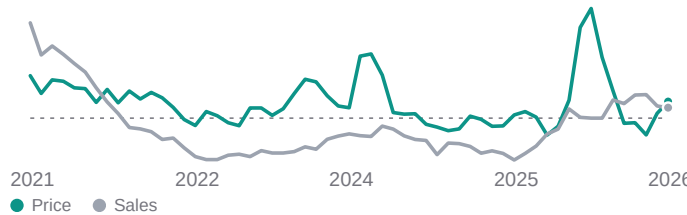
Sale prices

Median \$465K · Average \$439K



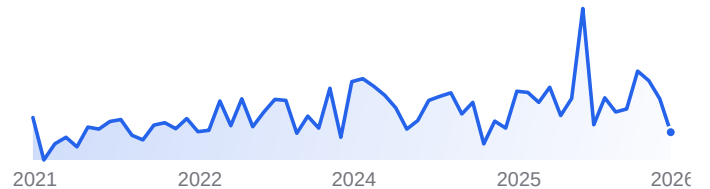
Growth (year over year)

Price +9.9% · Sales +6.3%



Price per square foot

\$210/ft²



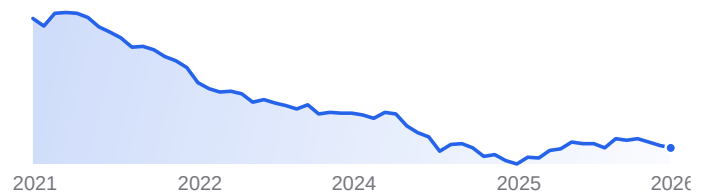
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

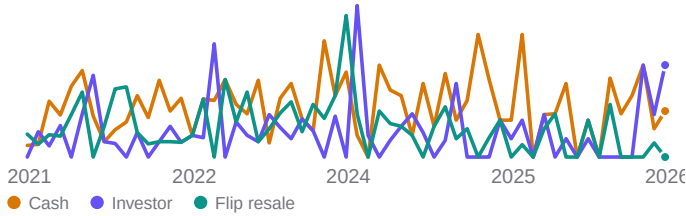
4.1%



BUYERS & OUTCOMES

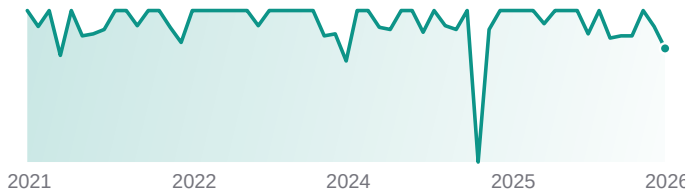
Buyer mix

Cash 13% · Investor 25% · Flip resale 0%



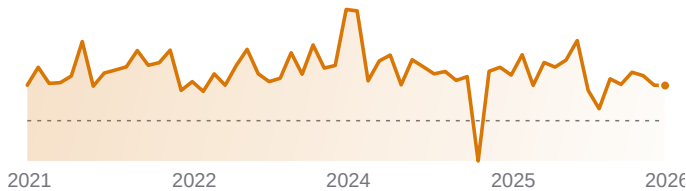
Sellers who sold at a gain

88%

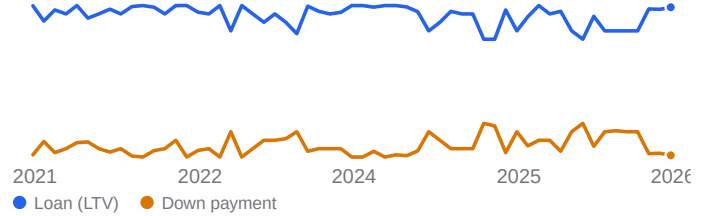


Median annualized return at resale

+5.5%

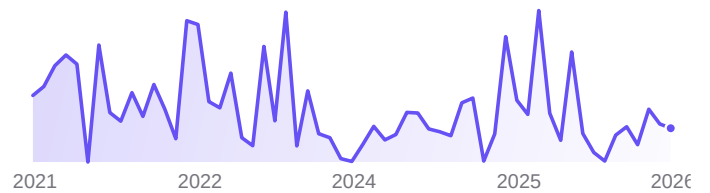


Financing (share of purchase price) Loan (LTV) 94% · Down payment 6.0%



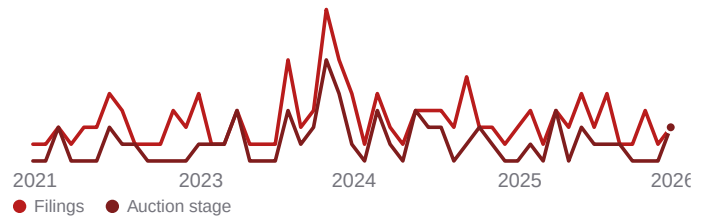
Typical hold before selling

5.6 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	4,919
Median value (AVM)	\$439K
Median size	1,584 ft²
Median bedrooms	3
Median year built	1948
Single family	65%
Condos	9.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	0.9%
Owner occupied	74%
Company owned	12%
Median loan-to-value	47%

Typical ownership tenure

12.5 yrs

COMMUNITY

Population	30,387
Density	4,916 / mi²
Median household income	\$63K
Average household income	\$83K
Crime index (US avg 100)	135
Air pollution index (US avg 100)	105
Earthquake index (US avg 100)	60
Homes occupied	95%
Bachelor's or higher	19%
Poverty rate	21.1%
Unemployment	1.2%
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.