

Boxborough 01719

ZIP code · MA · Massachusetts > Middlesex County

BUYER'S MARKET

\$725K

MEDIAN SALE PRICE

-6.2%

1-YR CHANGE

65

SALES (12 MO)

\$744K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 35 / 100



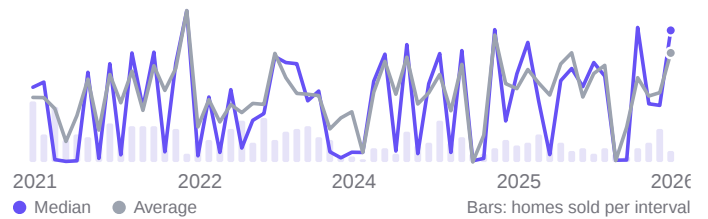
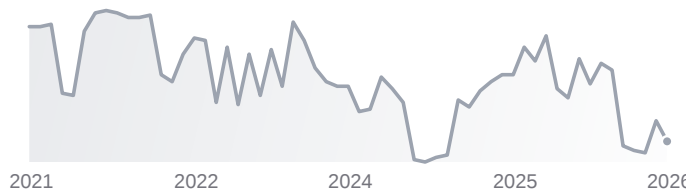
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

35 / 100

Sale prices

Median \$1.1M · Average \$905K

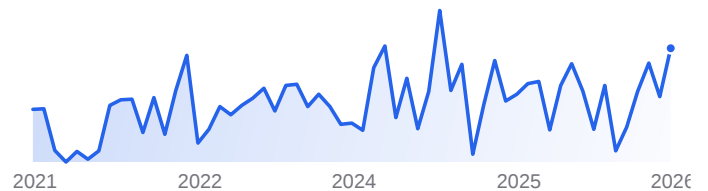
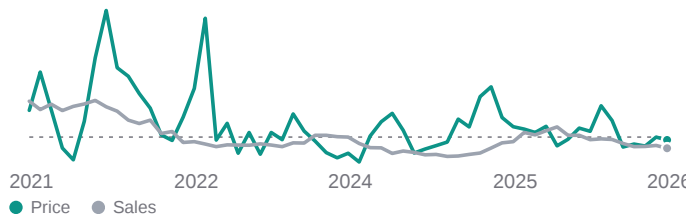


Growth (year over year)

Price -6.2% · Sales -24.4%

Price per square foot

\$434/ft²

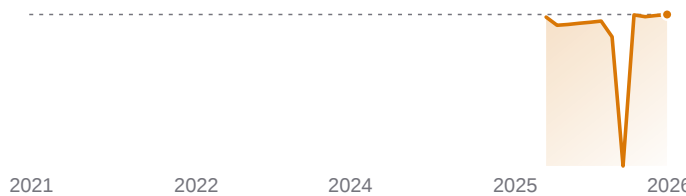


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

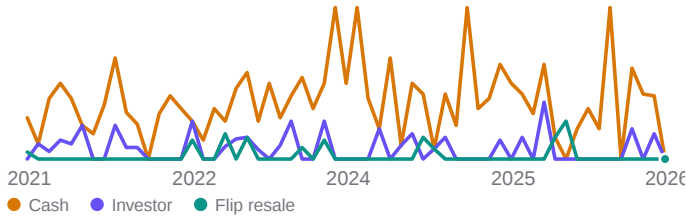
3.1%



BUYERS & OUTCOMES

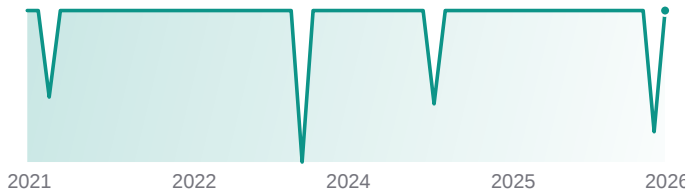
Buyer mix

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



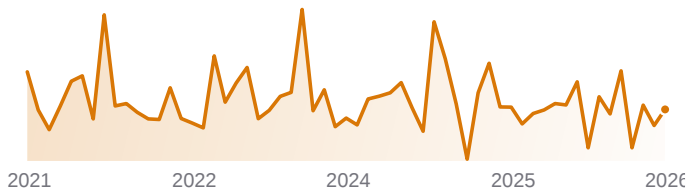
Sellers who sold at a gain

100%

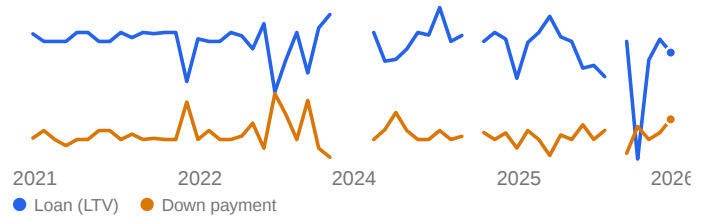


Median annualized return at resale

+4.0%

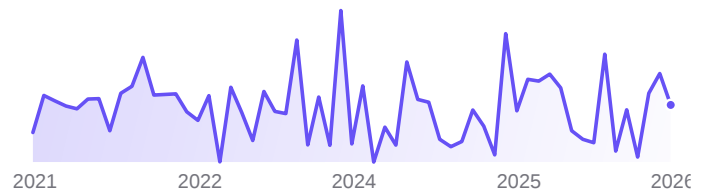


Financing (share of purchase price) Loan (LTV) 69% · Down payment 31%



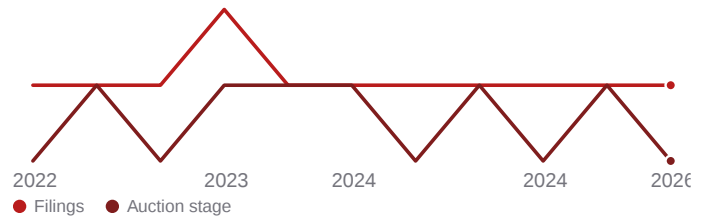
Typical hold before selling

14.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,121
Median value (AVM)	\$744K
Median size	1,868 ft²
Median bedrooms	3
Median year built	1976
Single family	58%
Condos	41%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	0.9%
Owner occupied	75%
Company owned	19%
Median loan-to-value	39%

Typical ownership tenure

12.1 yrs

COMMUNITY

Population	5,481
Density	532 / mi²
Median household income	\$151K
Average household income	\$165K
Crime index (US avg 100)	148
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	67
Homes occupied	96%
Bachelor's or higher	38%
Poverty rate	2.8%
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.