

Peabody 01960

ZIP code · MA · Massachusetts · Essex County · Peabody

BALANCED MARKET

\$676K

MEDIAN SALE PRICE

+1.7%

1-YR CHANGE

398

SALES (12 MO)

\$676K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



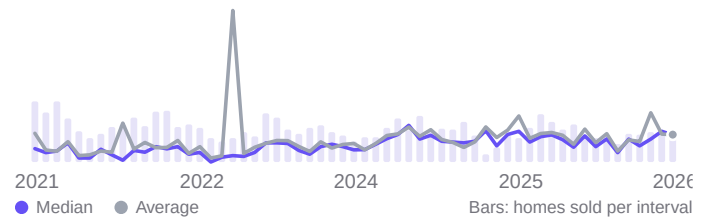
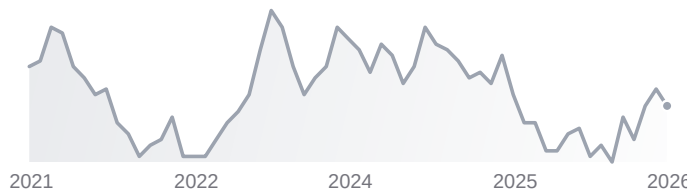
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

48 / 100

Sale prices

Median \$678K · Average \$679K

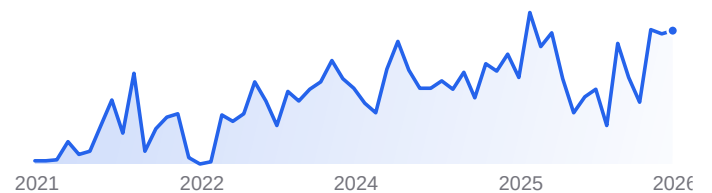
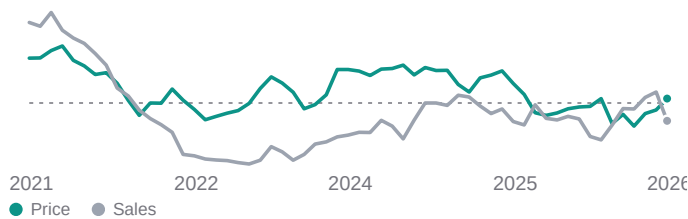


Growth (year over year)

Price +1.7% · Sales -6.8%

Price per square foot

\$437/ft²

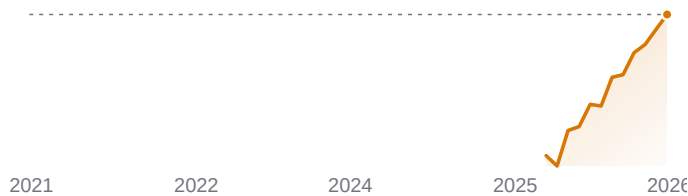


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

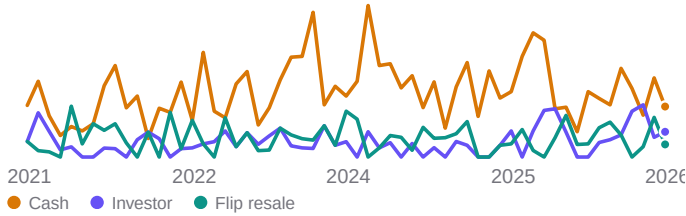
2.7%



BUYERS & OUTCOMES

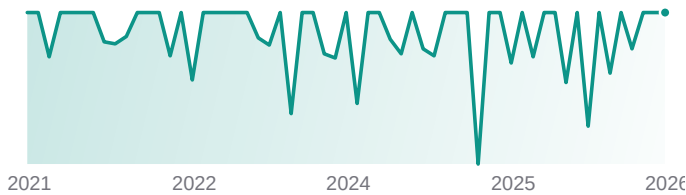
Buyer mix

Cash 14% · Investor 6.9% · Flip resale 3.4%



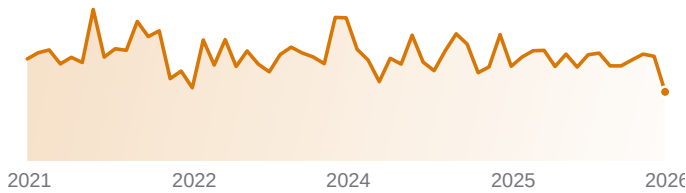
Sellers who sold at a gain

100%

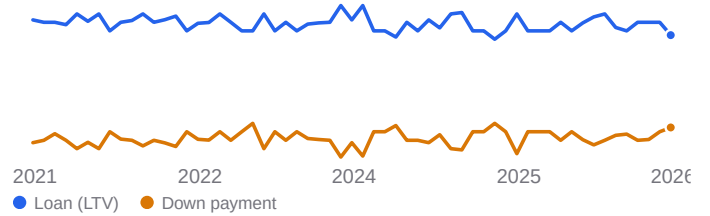


Median annualized return at resale

+3.5%

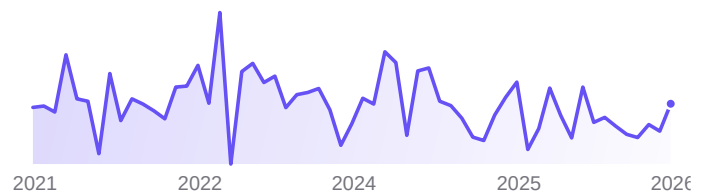


Financing (share of purchase price) Loan (LTV) 77% · Down payment 23%



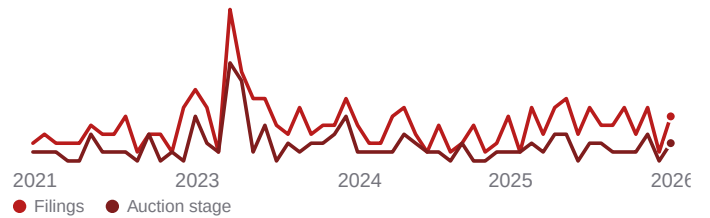
Typical hold before selling

12.0 yrs



Preforeclosure filings

Filings 5 · Auction stage 2



HOUSING STOCK

Homes	14,494
Median value (AVM)	\$676K
Median size	1,702 ft²
Median bedrooms	3
Median year built	1960
Single family	76%
Condos	15%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	0.9%
Owner occupied	87%
Company owned	17%
Median loan-to-value	44%

Typical ownership tenure

16.2 yrs

COMMUNITY

Population	55,508
Density	3,314 / mi²
Median household income	\$94K
Average household income	\$118K
Crime index (US avg 100)	92
Air pollution index (US avg 100)	97
Earthquake index (US avg 100)	86
Homes occupied	97%
Bachelor's or higher	24%
Poverty rate	6.5%
Unemployment	1.2%
Average temp	49°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.