

Mansfield 02048

ZIP code · MA · Massachusetts · Bristol County

BALANCED MARKET

\$648K

MEDIAN SALE PRICE

-1.5%

1-YR CHANGE

197

SALES (12 MO)

\$681K

MEDIAN VALUE (AVM)

Market temperature

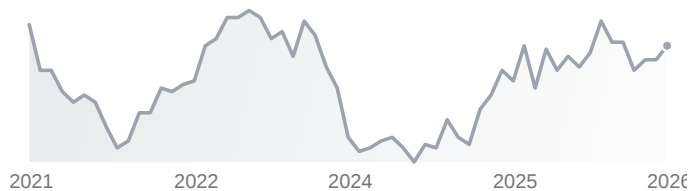
Balanced market · 59 / 100



MARKET TRENDS (5 YEARS)

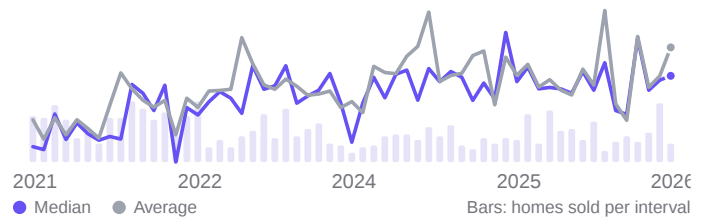
Market temperature (0–100)

59 / 100



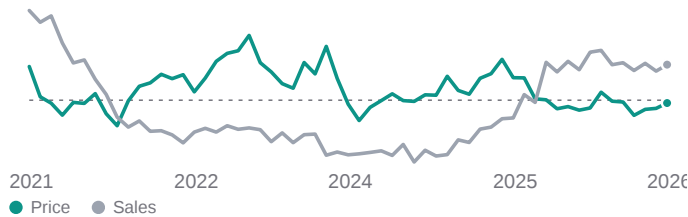
Sale prices

Median \$670K · Average \$768K



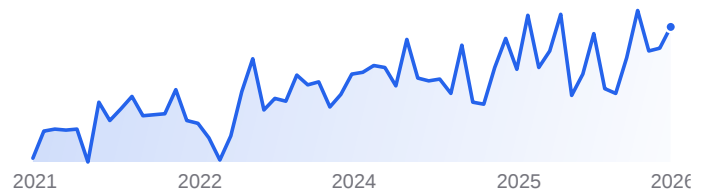
Growth (year over year)

Price -1.5% · Sales +19.4%



Price per square foot

\$416/ft²



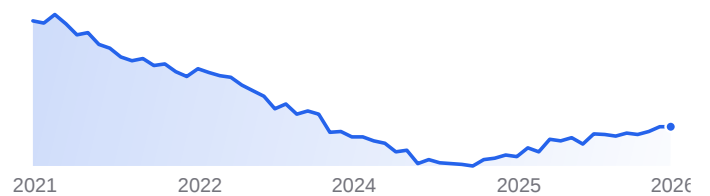
Sale premium vs estimated value

+2.6%



Annual turnover (share of homes sold)

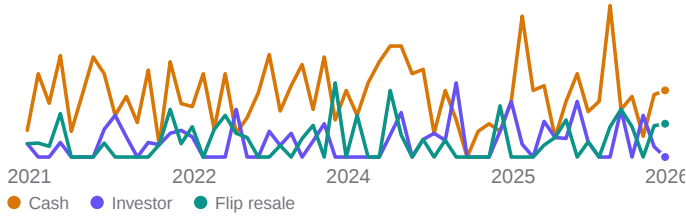
2.9%



BUYERS & OUTCOMES

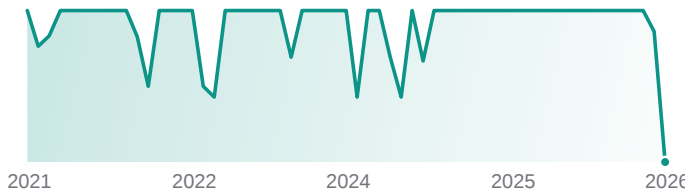
Buyer mix

Cash 20% · Investor 0% · Flip resale 10%



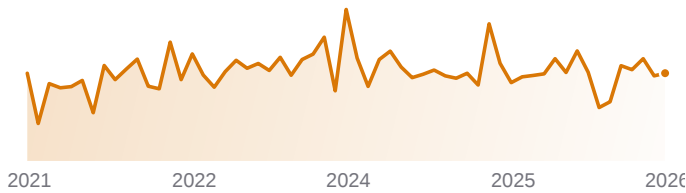
Sellers who sold at a gain

75%

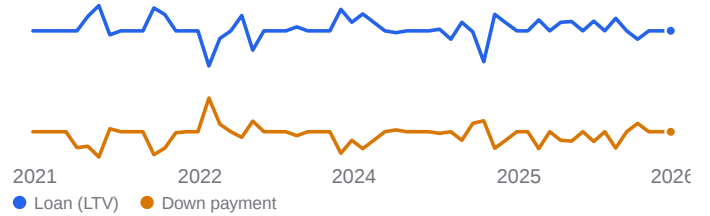


Median annualized return at resale

+4.8%

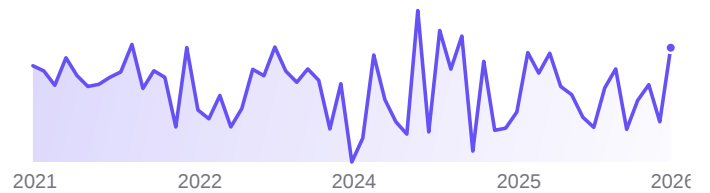


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



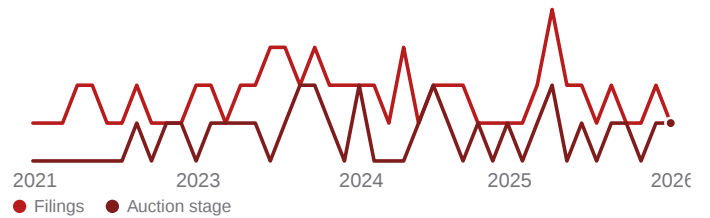
Typical hold before selling

21.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,881
Median value (AVM)	\$681K
Median size	1,841 ft²
Median bedrooms	3
Median year built	1983
Single family	80%
Condos	14%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	0.6%
Owner occupied	89%
Company owned	17%
Median loan-to-value	44%

Typical ownership tenure

17.7 yrs

COMMUNITY

Population	24,573
Density	1,204 / mi²
Median household income	\$134K
Average household income	\$152K
Crime index (US avg 100)	39
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	62
Homes occupied	97%
Bachelor's or higher	32%
Poverty rate	5.3%
Unemployment	1.7%
Average temp	49°F
Annual precip	49 in
Sunshine	52%

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.