

Marshfield 02050

ZIP code · MA · Massachusetts > Plymouth County > Marshfield

BALANCED MARKET

\$772K

MEDIAN SALE PRICE

+1.0%

1-YR CHANGE

292

SALES (12 MO)

\$797K

MEDIAN VALUE (AVM)

Market temperature

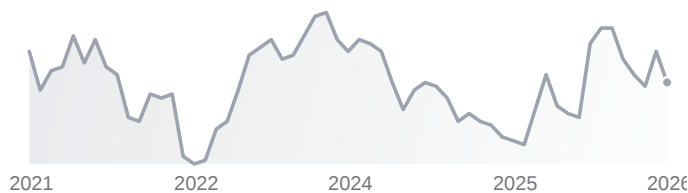
Balanced market · 53 / 100



MARKET TRENDS (5 YEARS)

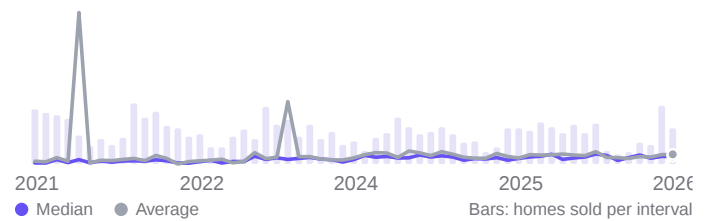
Market temperature (0–100)

53 / 100



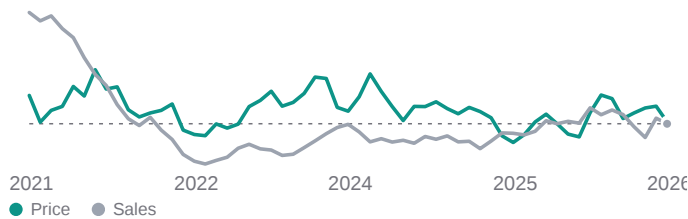
Sale prices

Median \$795K · Average \$868K



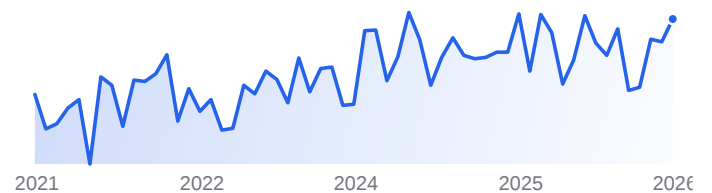
Growth (year over year)

Price +1.0% · Sales +0.0%



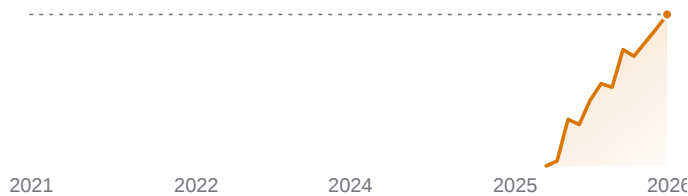
Price per square foot

\$498/ft²



Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

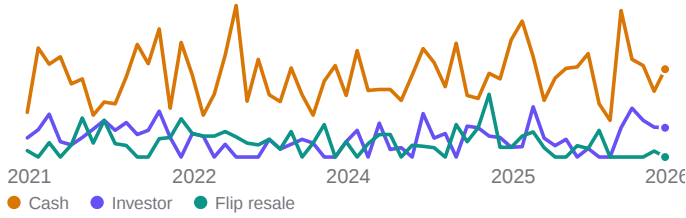
2.9%



BUYERS & OUTCOMES

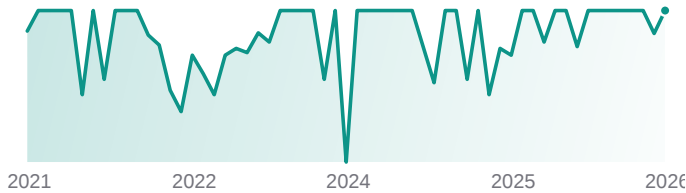
Buyer mix

Cash 30% · Investor 10% · Flip resale 0%



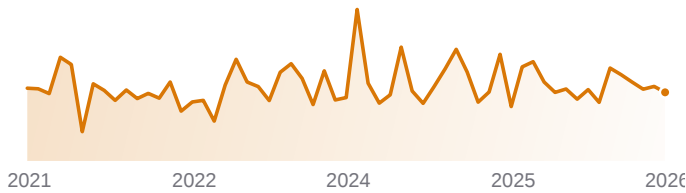
Sellers who sold at a gain

100%

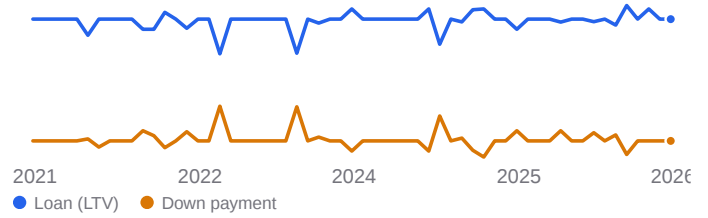


Median annualized return at resale

+5.0%

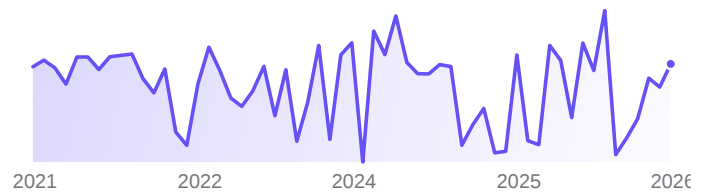


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



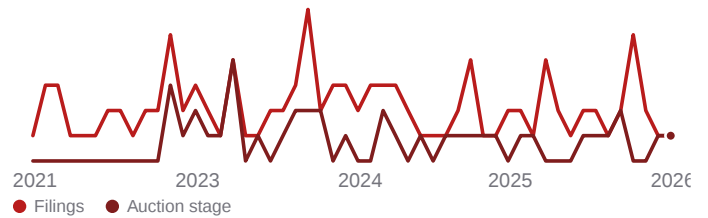
Typical hold before selling

15.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	10,105
Median value (AVM)	\$797K
Median size	1,711 ft²
Median bedrooms	3
Median year built	1968
Single family	90%
Condos	8.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	0.9%
Owner occupied	75%
Company owned	24%
Median loan-to-value	39%

Typical ownership tenure

16.3 yrs

COMMUNITY

Population	25,891
Density	764 / mi²
Median household income	\$123K
Average household income	\$152K
Crime index (US avg 100)	86
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	71
Homes occupied	89%
Bachelor's or higher	35%
Poverty rate	8.6%
Unemployment	1.3%
Average temp	50°F
Annual precip	48 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.