

Hyde Park 02136

ZIP code · MA · Massachusetts · Suffolk County

BUYER'S MARKET

\$643K

MEDIAN SALE PRICE

-0.5%

1-YR CHANGE

188

SALES (12 MO)

\$627K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



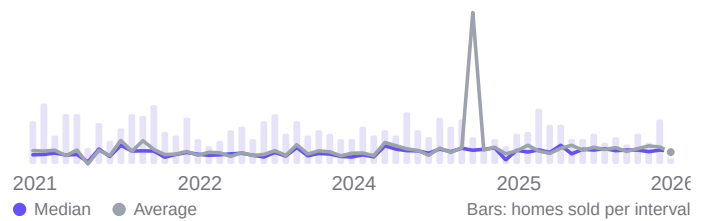
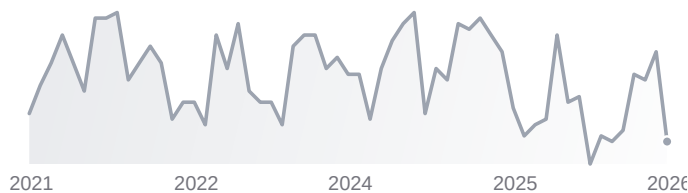
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

39 / 100

Sale prices

Median \$640K · Average \$620K

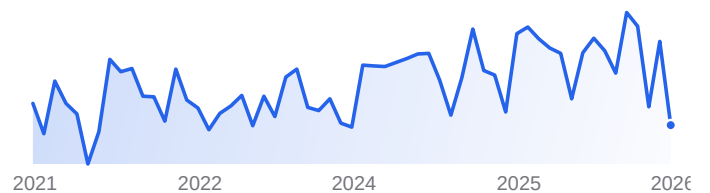
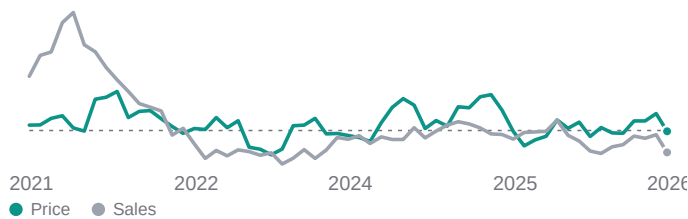


Growth (year over year)

Price -0.5% · Sales -14.5%

Price per square foot

\$322/ft²

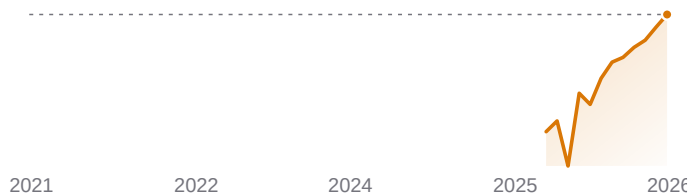


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

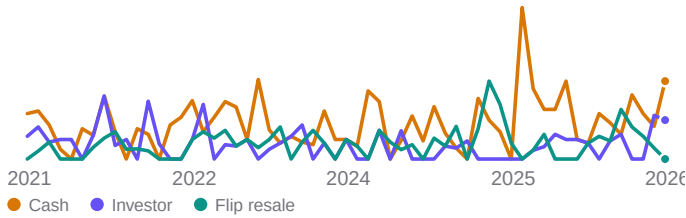
2.4%



BUYERS & OUTCOMES

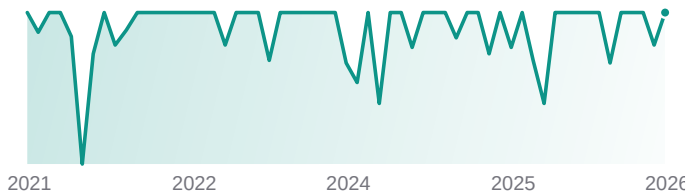
Buyer mix

Cash 29% · Investor 14% · Flip resale 0%



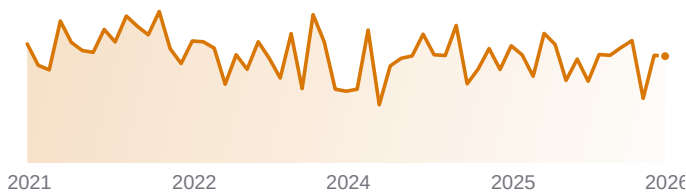
Sellers who sold at a gain

100%

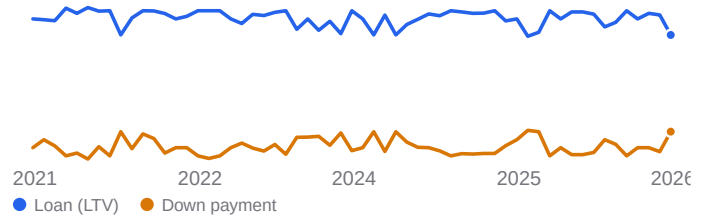


Median annualized return at resale

+5.1%

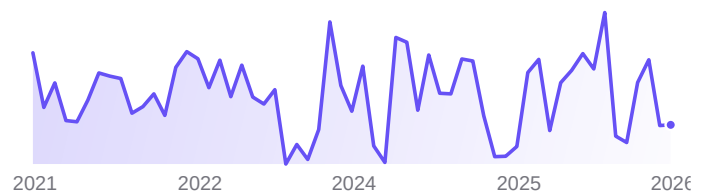


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



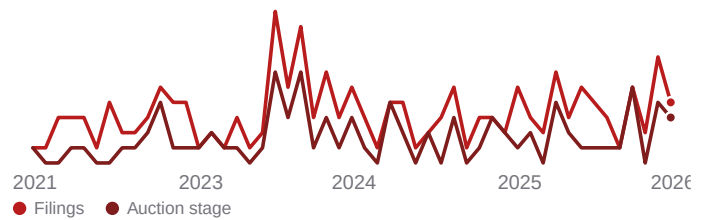
Typical hold before selling

9.1 yrs



Preforeclosure filings

Filings 4 · Auction stage 3



HOUSING STOCK

Homes	7,699
Median value (AVM)	\$627K
Median size	1,584 ft²
Median bedrooms	3
Median year built	1946
Single family	61%
Condos	13%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.2%
Owner occupied	81%
Company owned	13%
Median loan-to-value	45%

Typical ownership tenure

18.8 yrs

COMMUNITY

Population	33,309
Density	7,523 / mi²
Median household income	\$90K
Average household income	\$122K
Crime index (US avg 100)	70
Air pollution index (US avg 100)	103
Earthquake index (US avg 100)	69
Homes occupied	96%
Bachelor's or higher	22%
Poverty rate	9.1%
Unemployment	1.1%
Average temp	50°F
Annual precip	49 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.