

Cambridge 02140

ZIP code · MA · Massachusetts > Middlesex County > Cambridge

BALANCED MARKET

\$1.2M

MEDIAN SALE PRICE

+4.5%

1-YR CHANGE

142

SALES (12 MO)

\$953K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100



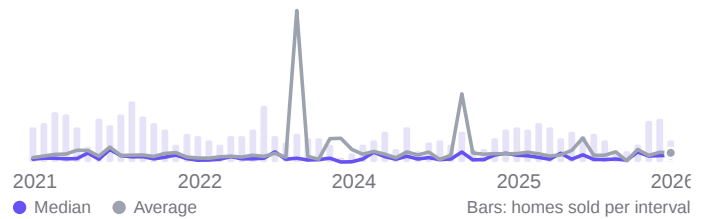
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$1.3M · Average \$1.5M

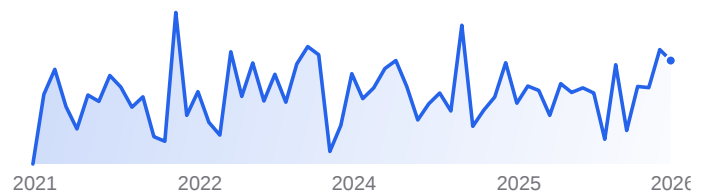
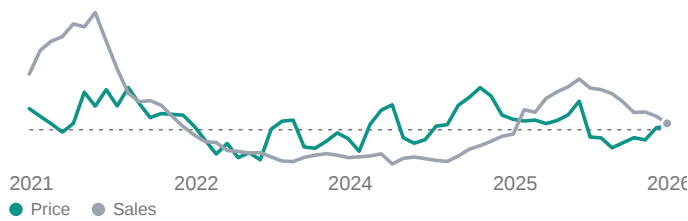


Growth (year over year)

Price +4.5% · Sales +6.8%

Price per square foot

\$957/ft²

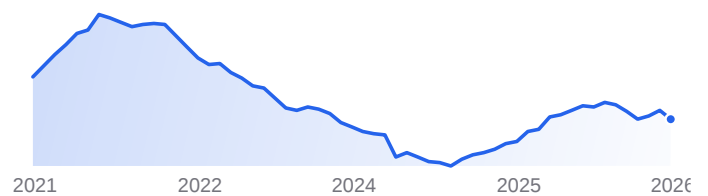


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

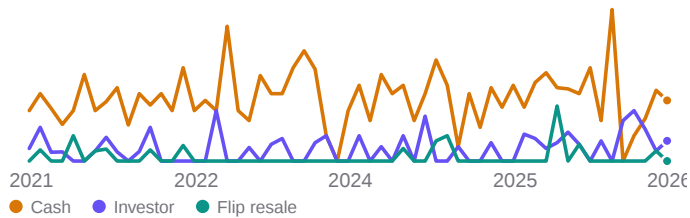
3.2%



BUYERS & OUTCOMES

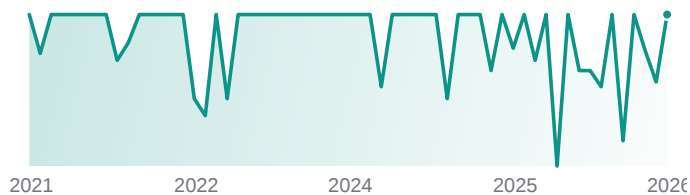
Buyer mix

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



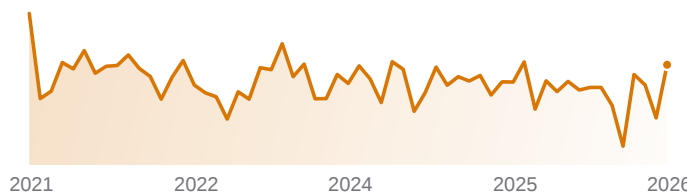
Sellers who sold at a gain

100%

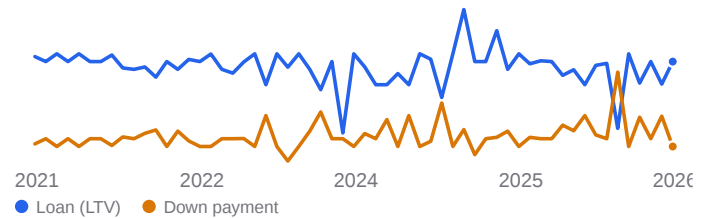


Median annualized return at resale

+5.8%

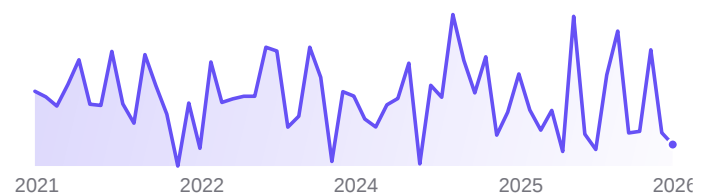


Financing (share of purchase price) Loan (LTV) 75% · Down payment 20%



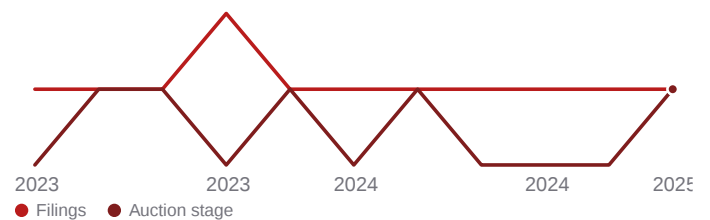
Typical hold before selling

6.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	4,447
Median value (AVM)	\$953K
Median size	1,331 ft²
Median bedrooms	3
Median year built	1910
Single family	20%
Condos	60%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	1.2%
Owner occupied	59%
Company owned	20%
Median loan-to-value	31%

Typical ownership tenure

14.7 yrs

COMMUNITY

Population	22,000
Density	18,683 / mi²
Median household income	\$139K
Average household income	\$172K
Crime index (US avg 100)	144
Air pollution index (US avg 100)	111
Earthquake index (US avg 100)	69
Homes occupied	93%
Bachelor's or higher	28%
Poverty rate	10.1%
Unemployment	1.4%
Average temp	50°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.