

Cambridge 02142

ZIP code · MA · Massachusetts › Middlesex County › Cambridge

BALANCED MARKET

\$1.6M

MEDIAN SALE PRICE

-2.3%

1-YR CHANGE

17

SALES (12 MO)

\$1.3M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



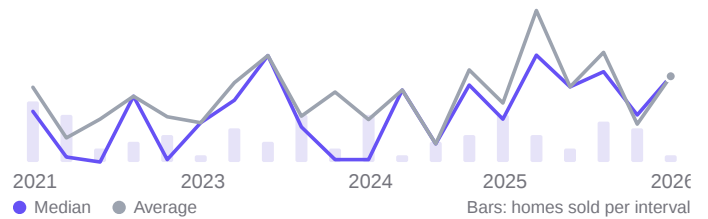
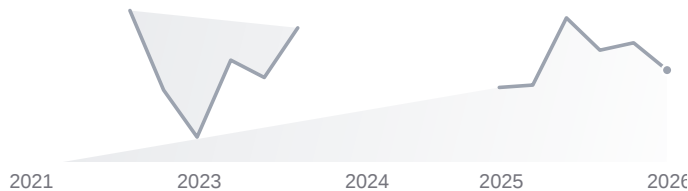
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

48 / 100

Sale prices

Median \$2M · Average \$2M

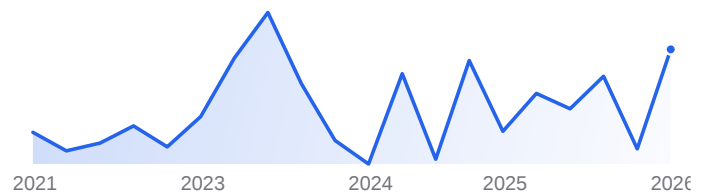
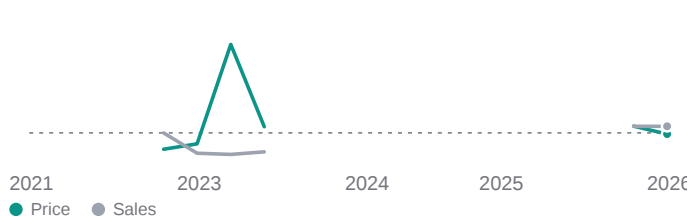


Growth (year over year)

Price -2.3% · Sales +13.3%

Price per square foot

\$1500/ft²

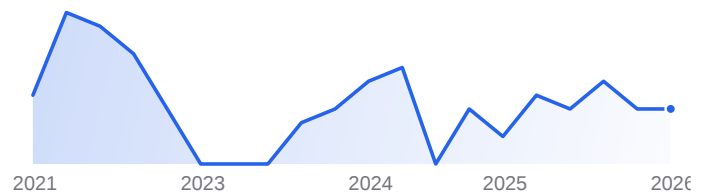


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

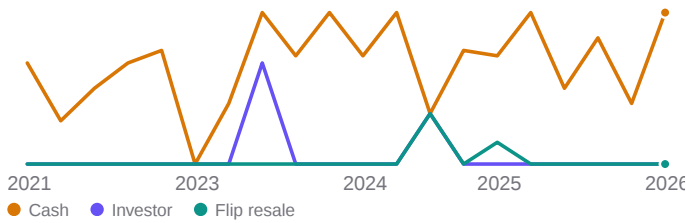
3.0%



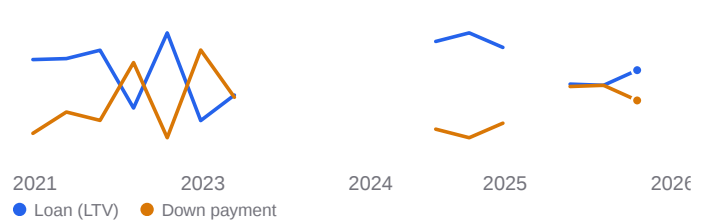
BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%

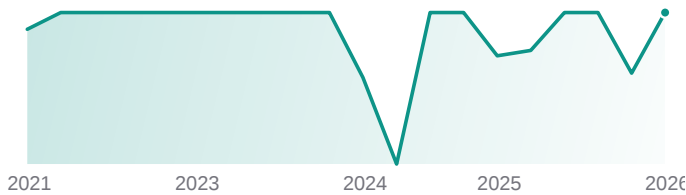


Financing (share of purchase price) Loan (LTV) 59% · Down payment 41%



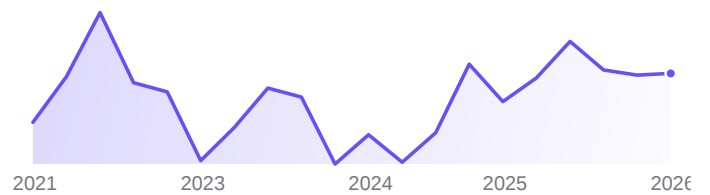
Sellers who sold at a gain

100%



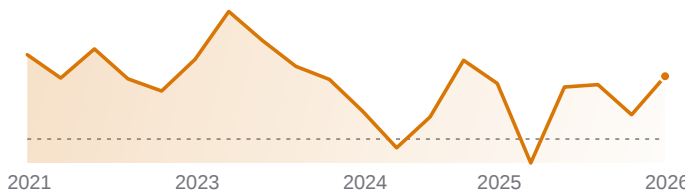
Typical hold before selling

19.0 yrs



Median annualized return at resale

+3.8%



HOUSING STOCK

Homes	565
Median value (AVM)	\$1.3M
Median size	1,208 ft²
Median bedrooms	2
Median year built	1989
Single family	0%
Condos	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	81%
Underwater (LTV 125% or more)	0.9%
Owner occupied	24%
Company owned	49%
Median loan-to-value	11%

Typical ownership tenure

26.2 yrs

COMMUNITY

Population	5,172
Density	6,765 / mi²
Median household income	\$128K
Average household income	\$169K
Crime index (US avg 100)	148
Air pollution index (US avg 100)	105
Earthquake index (US avg 100)	76
Homes occupied	89%
Bachelor's or higher	34%
Poverty rate	7.1%
Unemployment	1.1%
Average temp	50°F
Annual precip	47 in
Sunshine	58%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.