

Woods Hole 02543

ZIP code · MA · Massachusetts > Barnstable County > Woods Hole

BALANCED MARKET

\$1.4M

MEDIAN SALE PRICE

-46.4%

1-YR CHANGE

24

SALES (12 MO)

\$1.5M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100

Buyer's market

Balanced

Seller's market

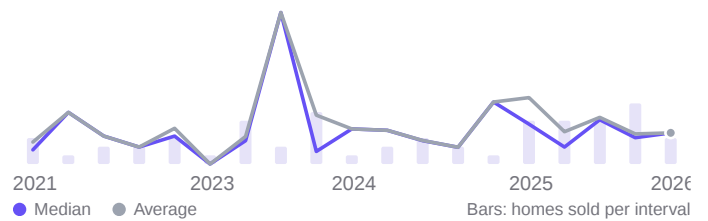
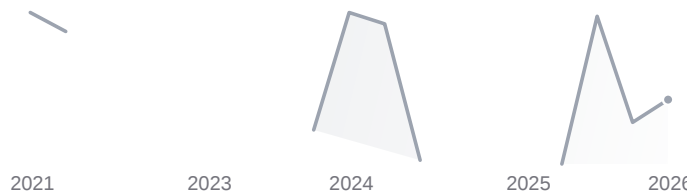
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

54 / 100

Sale prices

Median \$1.6M · Average \$1.6M

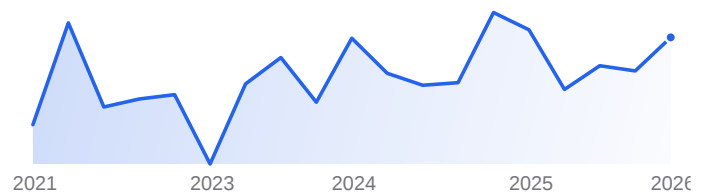
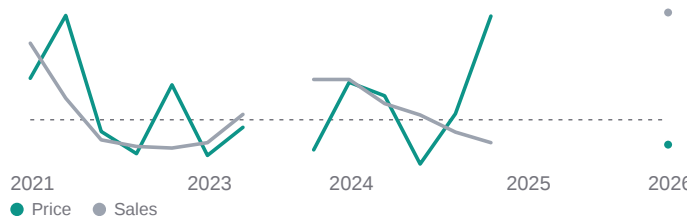


Growth (year over year)

Price -46.4% · Sales +200.0%

Price per square foot

\$957/ft²

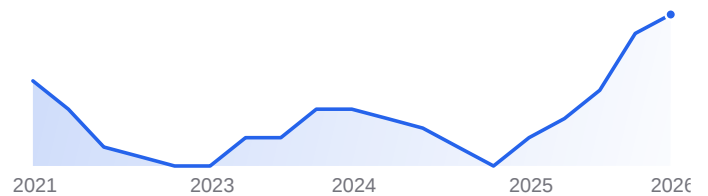
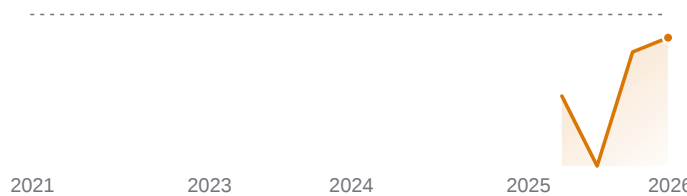


Sale premium vs estimated value

-1.6%

Annual turnover (share of homes sold)

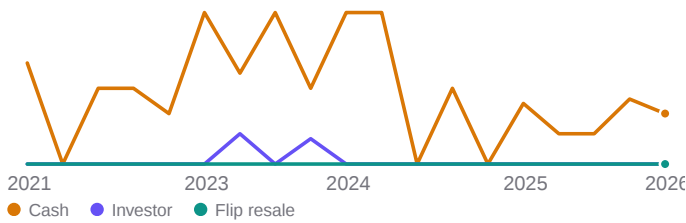
3.4%



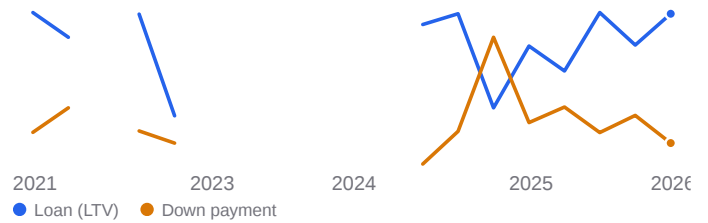
BUYERS & OUTCOMES

Buyer mix

Cash 33% · Investor 0% · Flip resale 0%

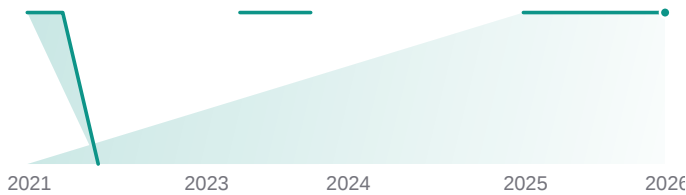


Financing (share of purchase price) Loan (LTV) 75% · Down payment 20%



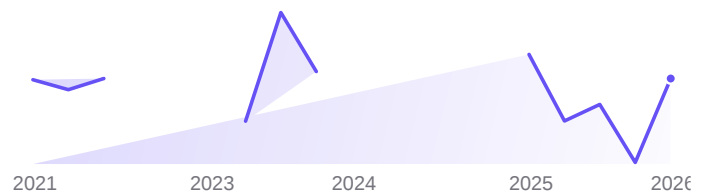
Sellers who sold at a gain

100%



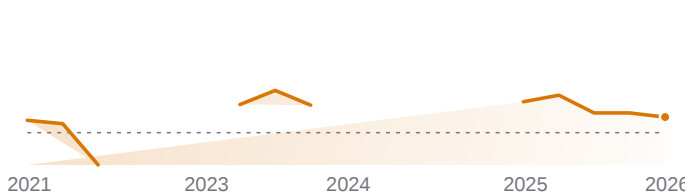
Typical hold before selling

18.7 yrs



Median annualized return at resale

+3.9%



HOUSING STOCK

Homes	702
Median value (AVM)	\$1.5M
Median size	2,111 ft²
Median bedrooms	4
Median year built	1952
Single family	88%
Condos	3.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	86%
Underwater (LTV 125% or more)	0.5%
Owner occupied	30%
Company owned	34%
Median loan-to-value	14%

Typical ownership tenure

18.9 yrs

COMMUNITY

Population	849
Density	311 / mi²
Median household income	\$106K
Average household income	\$156K
Crime index (US avg 100)	117
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	51
Homes occupied	48%
Bachelor's or higher	32%
Poverty rate	5.5%
Unemployment	1.1%
Average temp	50°F
Annual precip	47 in
Sunshine	58%

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