

Osterville 02655

ZIP code · MA · Massachusetts > Barnstable County

BALANCED MARKET

\$1.1M

MEDIAN SALE PRICE

-11.8%

1-YR CHANGE

88

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



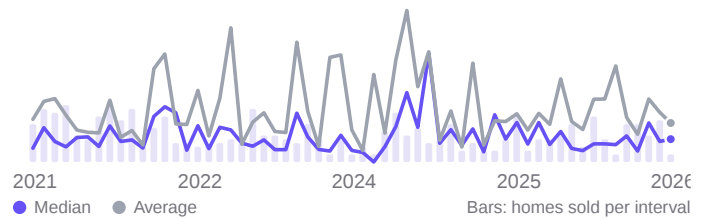
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$975K · Average \$1.5M

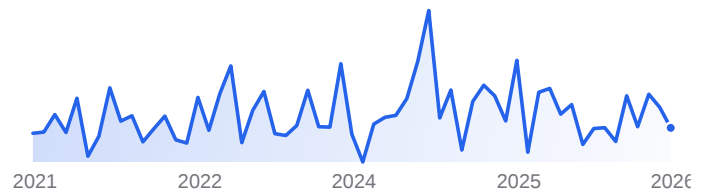
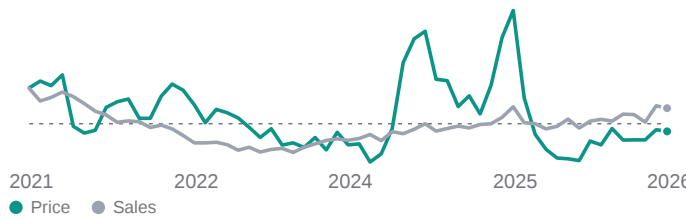


Growth (year over year)

Price -11.8% · Sales +23.9%

Price per square foot

\$485/ft²

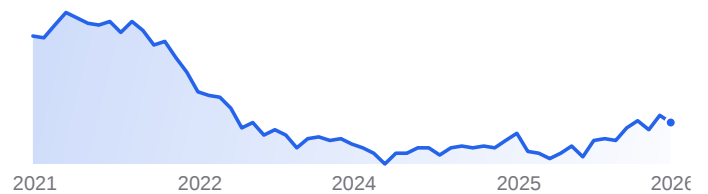
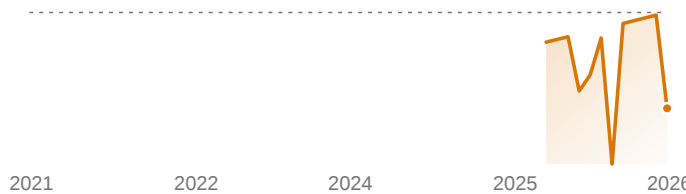


Sale premium vs estimated value

-16.5%

Annual turnover (share of homes sold)

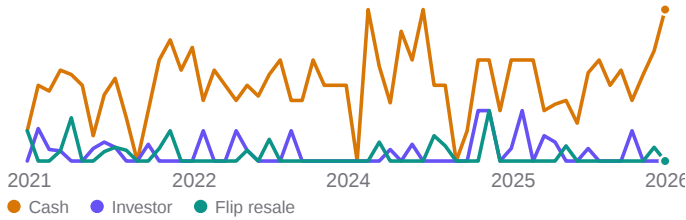
3.3%



BUYERS & OUTCOMES

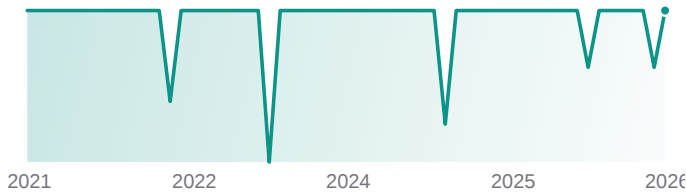
Buyer mix

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



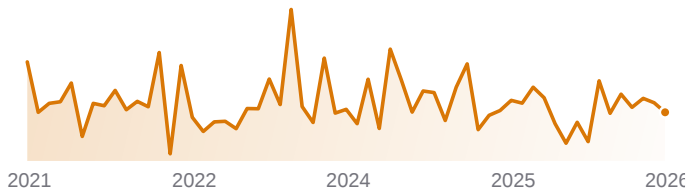
Sellers who sold at a gain

100%

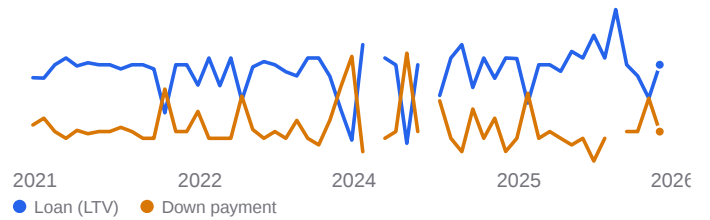


Median annualized return at resale

+5.5%

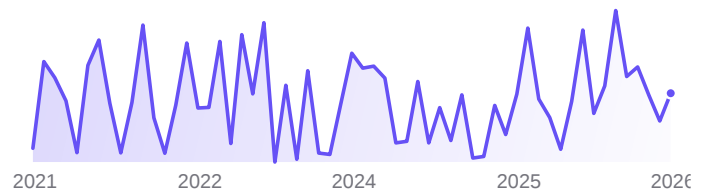


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



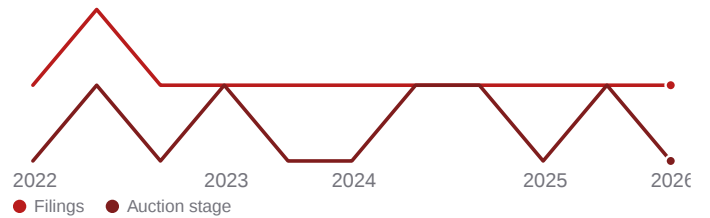
Typical hold before selling

14.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,642
Median value (AVM)	\$1.1M
Median size	1,938 ft²
Median bedrooms	3
Median year built	1979
Single family	89%
Condos	7.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	0.9%
Owner occupied	45%
Company owned	16%
Median loan-to-value	29%

Typical ownership tenure

12.7 yrs

COMMUNITY

Population	3,622
Density	443 / mi²
Median household income	\$115K
Average household income	\$158K
Crime index (US avg 100)	91
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	46
Homes occupied	55%
Bachelor's or higher	30%
Poverty rate	3.6%
Unemployment	1.4%
Average temp	50°F
Annual precip	45 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.