

Truro 02666

ZIP code · MA · Massachusetts › Barnstable County

BUYER'S MARKET

\$512K

MEDIAN SALE PRICE

-45.4%

1-YR CHANGE

63

SALES (12 MO)

\$1M

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 27 / 100



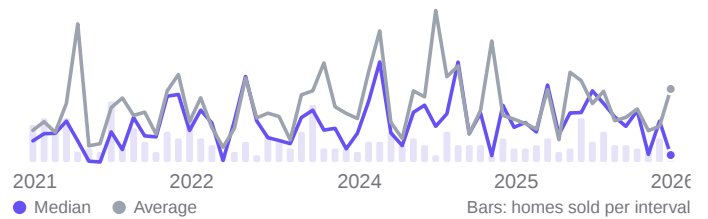
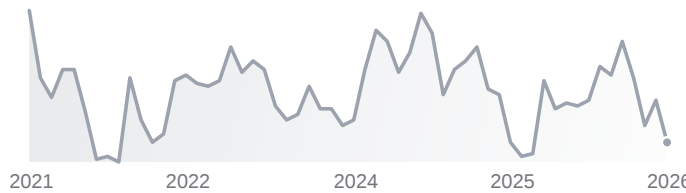
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

27 / 100

Sale prices

Median \$352K · Average \$1.3M

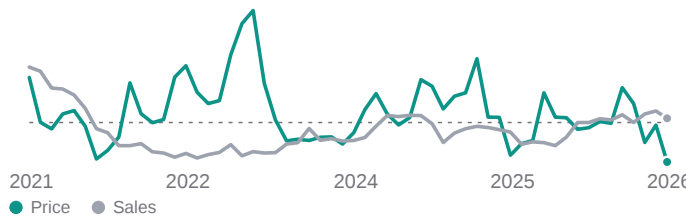


Growth (year over year)

Price -45.4% · Sales +5.0%

Price per square foot

\$780/ft²

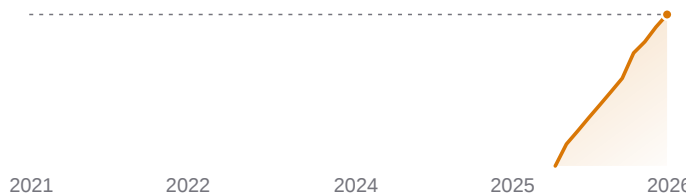


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

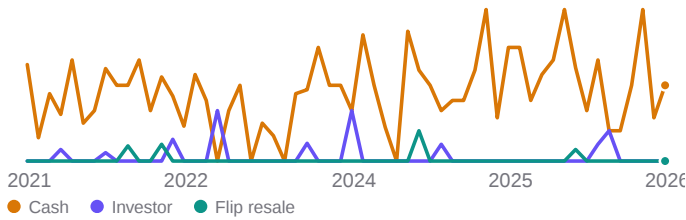
2.2%



BUYERS & OUTCOMES

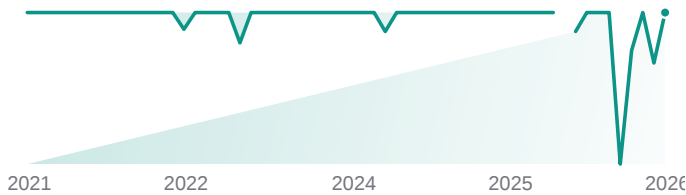
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



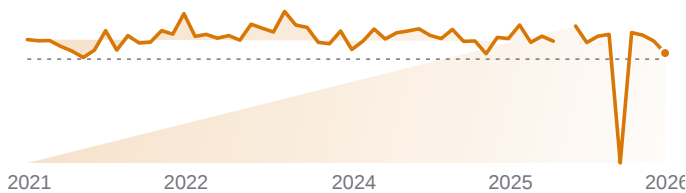
Sellers who sold at a gain

100%

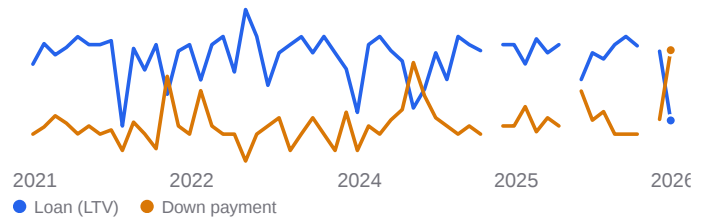


Median annualized return at resale

+1.8%

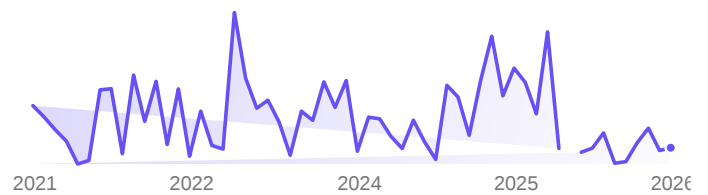


Financing (share of purchase price) Loan (LTV) 28% · Down payment 72%



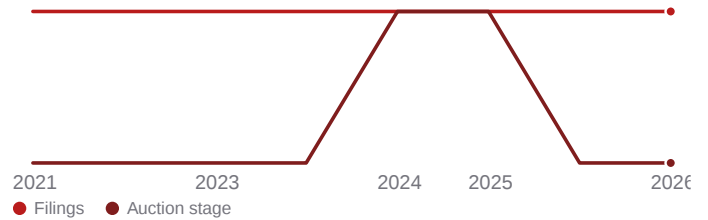
Typical hold before selling

4.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,897
Median value (AVM)	\$1M
Median size	1,715 ft²
Median bedrooms	3
Median year built	1980
Single family	68%
Condos	19%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	79%
Underwater (LTV 125% or more)	0.9%
Owner occupied	5.4%
Company owned	31%
Median loan-to-value	25%

Typical ownership tenure

16.4 yrs

COMMUNITY

Population	1,054
Density	100 / mi²
Median household income	\$66K
Average household income	\$101K
Crime index (US avg 100)	172
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	52
Homes occupied	47%
Bachelor's or higher	11%
Poverty rate	7.5%
Unemployment	1.1%
Average temp	50°F
Annual precip	44 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.