

New Bedford 02740

ZIP code · MA · Massachusetts > Bristol County > New Bedford

SELLER'S MARKET

\$465K

MEDIAN SALE PRICE

+0.0%

1-YR CHANGE

383

SALES (12 MO)

\$424K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

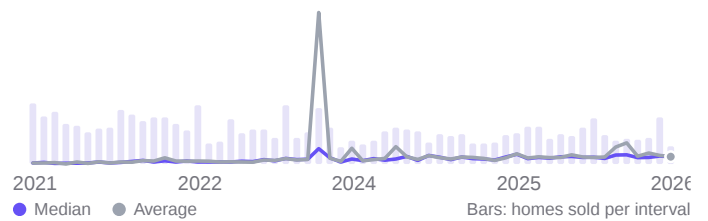
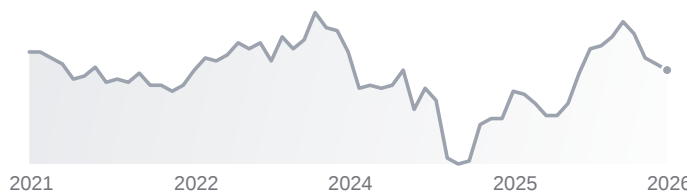
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$465K · Average \$467K

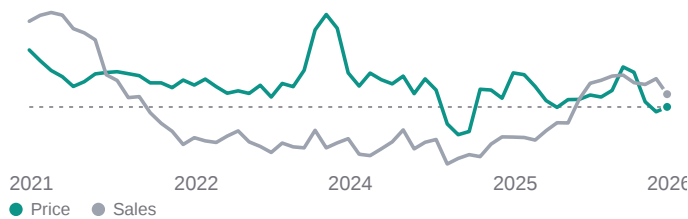


Growth (year over year)

Price +0.0% · Sales +5.5%

Price per square foot

\$272/ft²

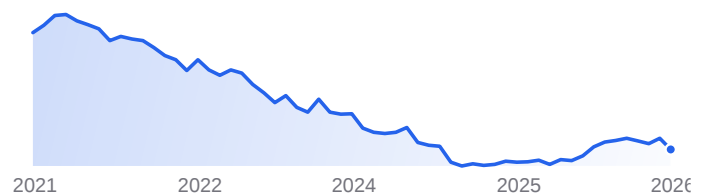
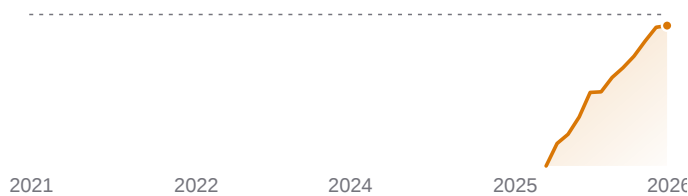


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

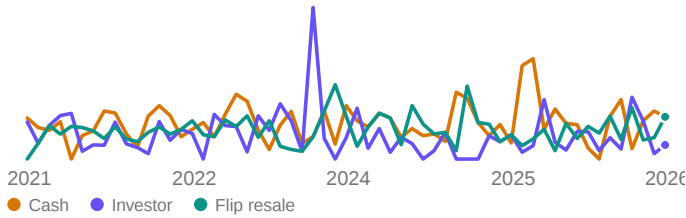
3.9%



BUYERS & OUTCOMES

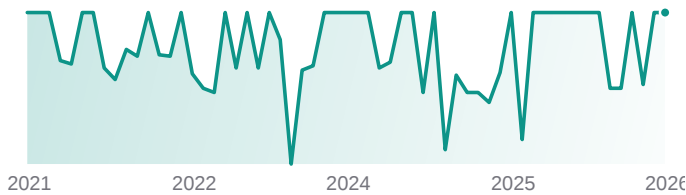
Buyer mix

Cash 16% · Investor 5.3% · Flip resale 16%



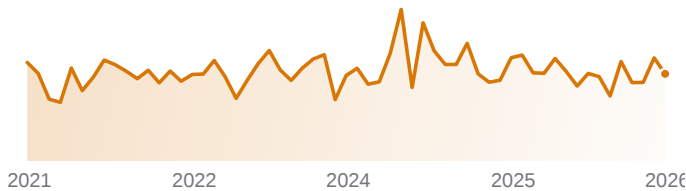
Sellers who sold at a gain

100%

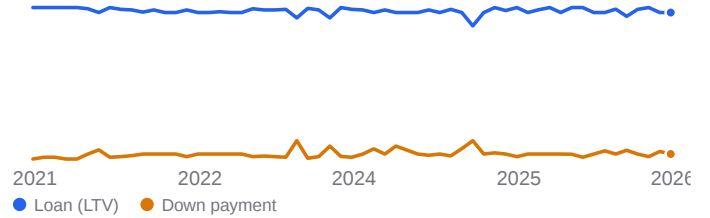


Median annualized return at resale

+7.7%

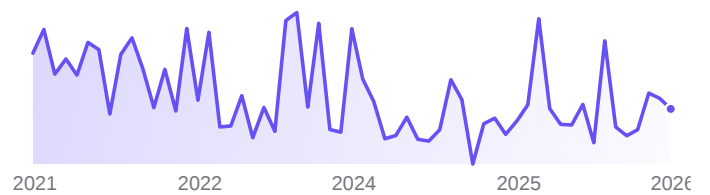


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



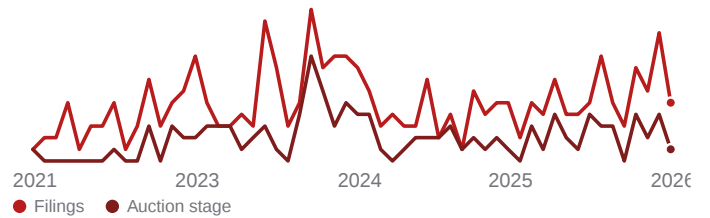
Typical hold before selling

6.2 yrs



Preforeclosure filings

Filings 5 · Auction stage 1



HOUSING STOCK

Homes	9,709
Median value (AVM)	\$424K
Median size	1,806 ft²
Median bedrooms	4
Median year built	1910
Single family	57%
Condos	2.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	0.7%
Owner occupied	77%
Company owned	13%
Median loan-to-value	41%

Typical ownership tenure

13.9 yrs

COMMUNITY

Population	46,465
Density	7,186 / mi²
Median household income	\$55K
Average household income	\$72K
Crime index (US avg 100)	140
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	61
Homes occupied	94%
Bachelor's or higher	13%
Poverty rate	18.6%
Unemployment	1.4%
Average temp	50°F
Annual precip	50 in
Sunshine	52%

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.