

North Dighton 02764

ZIP code · MA · Massachusetts > Bristol County

BALANCED MARKET

\$557K

MEDIAN SALE PRICE

-10.6%

1-YR CHANGE

43

SALES (12 MO)

\$539K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 42 / 100



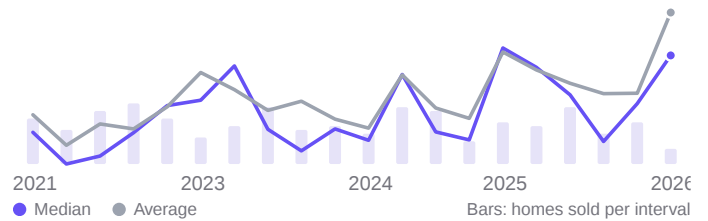
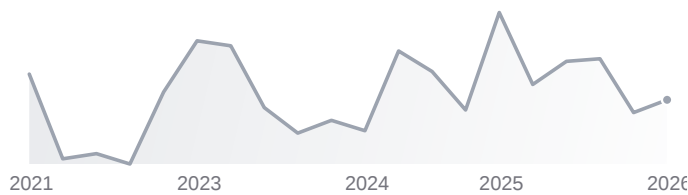
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

42 / 100

Sale prices

Median \$605K · Average \$705K

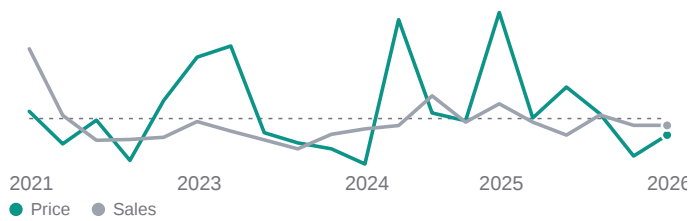


Growth (year over year)

Price -10.6% · Sales -4.4%

Price per square foot

\$352/ft²

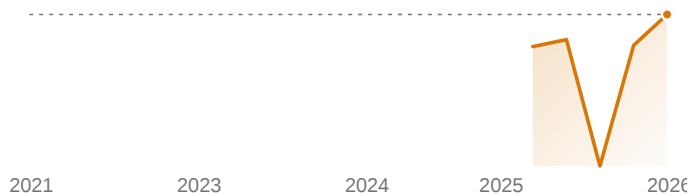


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

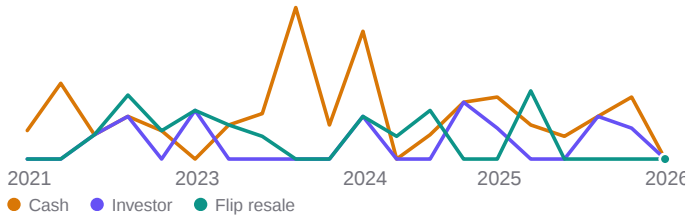
3.0%



BUYERS & OUTCOMES

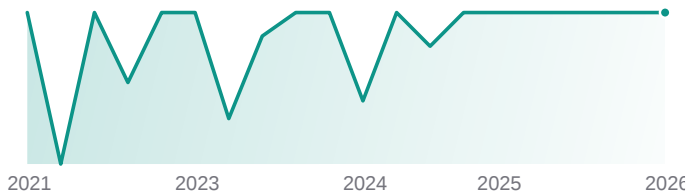
Buyer mix

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



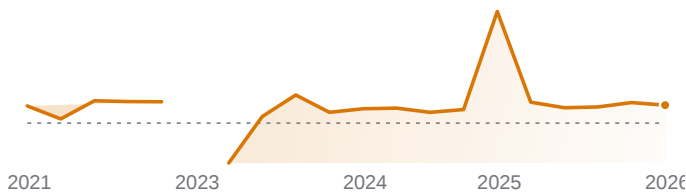
Sellers who sold at a gain

100%

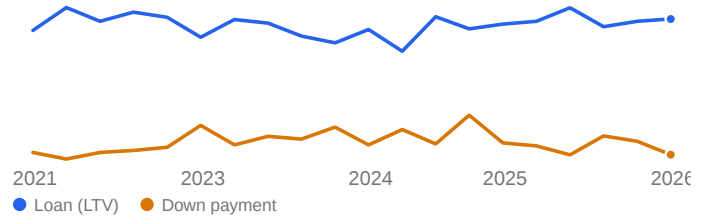


Median annualized return at resale

+5.6%

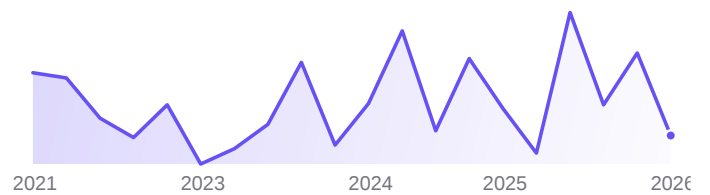


Financing (share of purchase price) Loan (LTV) 88% · Down payment 5.0%



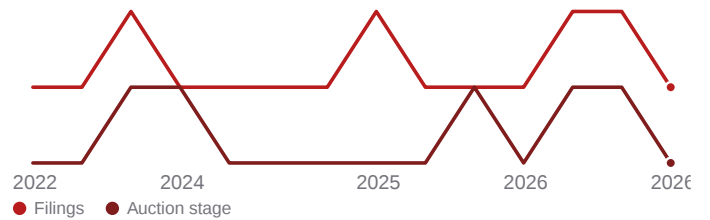
Typical hold before selling

4.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,426
Median value (AVM)	\$539K
Median size	1,605 ft²
Median bedrooms	3
Median year built	1971
Single family	91%
Condos	2.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	0.5%
Owner occupied	88%
Company owned	15%
Median loan-to-value	42%

Typical ownership tenure

19.5 yrs

COMMUNITY

Population	4,177
Density	371 / mi²
Median household income	\$118K
Average household income	\$129K
Crime index (US avg 100)	29
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	62
Homes occupied	97%
Bachelor's or higher	27%
Poverty rate	2.3%
Unemployment	1.6%
Average temp	50°F
Annual precip	49 in
Sunshine	52%

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.