

North Scituate 02857

ZIP code · RI · Rhode Island · Providence County

BALANCED MARKET

\$546K

MEDIAN SALE PRICE

+13.7%

1-YR CHANGE

95

SALES (12 MO)

\$531K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



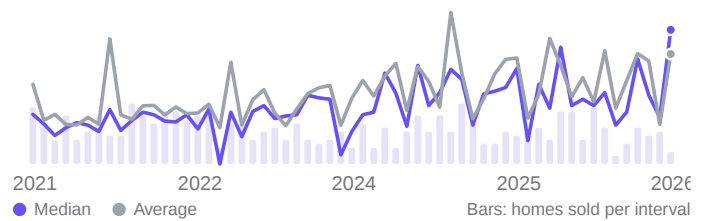
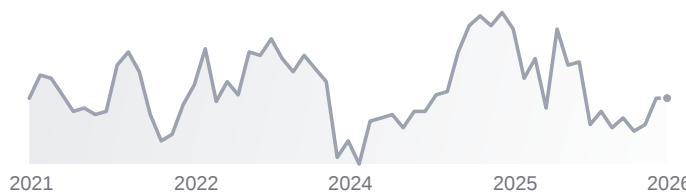
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$742K · Average \$649K

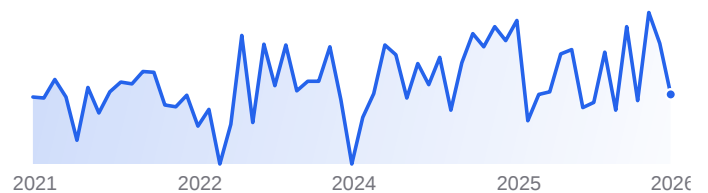
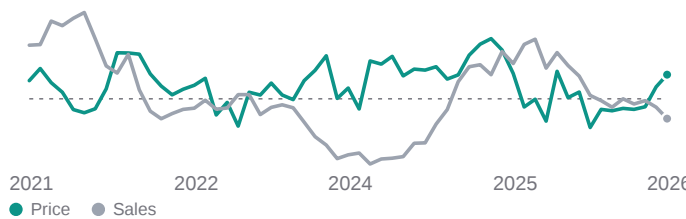


Growth (year over year)

Price +13.7% · Sales -11.2%

Price per square foot

\$243/ft²

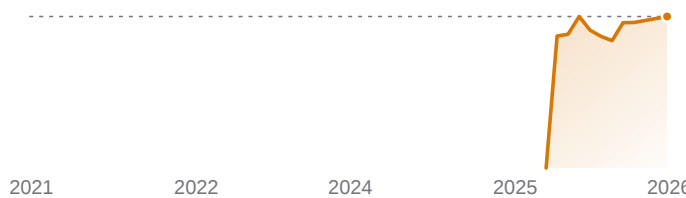


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

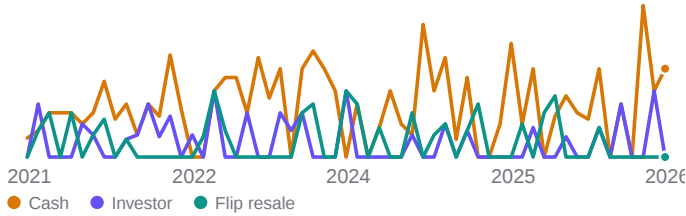
3.0%



BUYERS & OUTCOMES

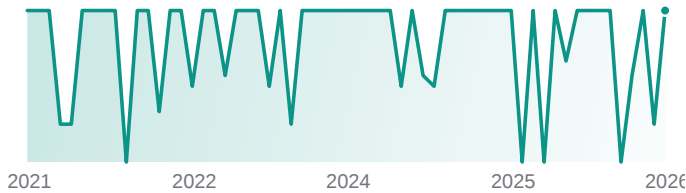
Buyer mix

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



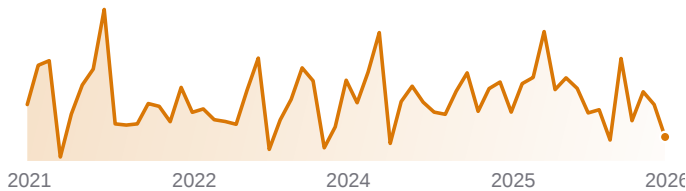
Sellers who sold at a gain

100%



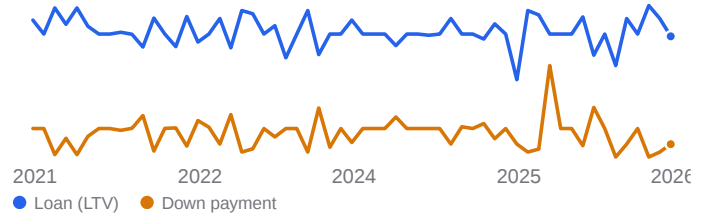
Median annualized return at resale

+2.3%



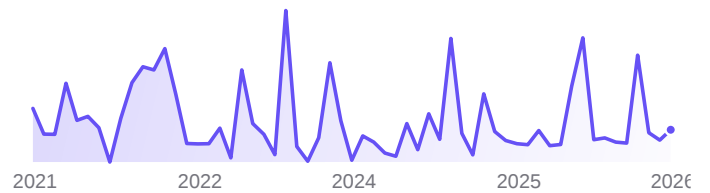
Financing (share of purchase price)

Loan (LTV) 79% · Down payment 10.0%



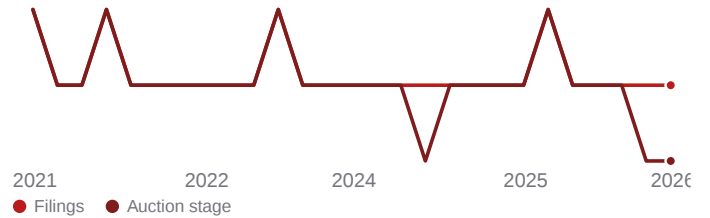
Typical hold before selling

6.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	3,169
Median value (AVM)	\$531K
Median size	1,860 ft²
Median bedrooms	3
Median year built	1971
Single family	92%
Condos	0.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.2%
Owner occupied	87%
Company owned	12%
Median loan-to-value	45%

Typical ownership tenure

22.4 yrs

COMMUNITY

Population	9,602
Density	207 / mi²
Median household income	\$107K
Average household income	\$128K
Crime index (US avg 100)	49
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	63
Homes occupied	95%
Bachelor's or higher	24%
Poverty rate	2.8%
Unemployment	1.6%
Average temp	49°F
Annual precip	51 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.