

Pelham 03076

ZIP code · NH · New Hampshire > Hillsborough County

BALANCED MARKET

\$748K

MEDIAN SALE PRICE

+11.6%

1-YR CHANGE

128

SALES (12 MO)

\$625K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 56 / 100



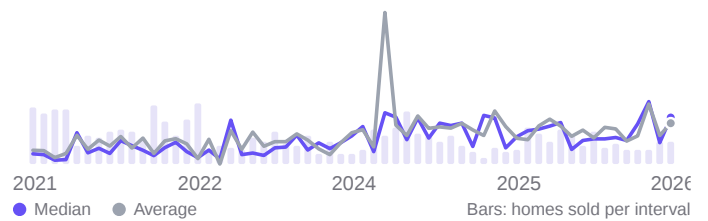
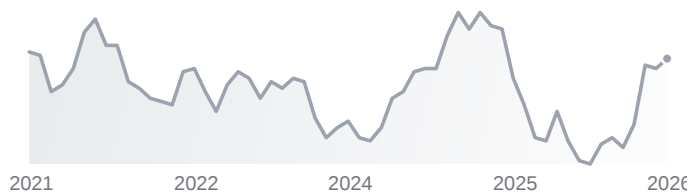
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

56 / 100

Sale prices

Median \$768K · Average \$730K

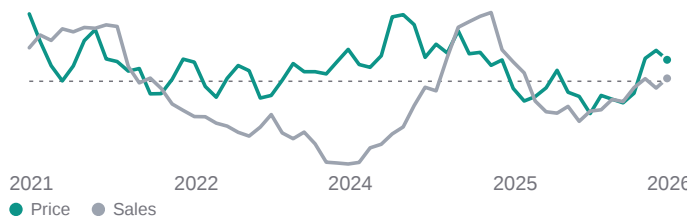


Growth (year over year)

Price +11.6% · Sales +1.6%

Price per square foot

\$326/ft²

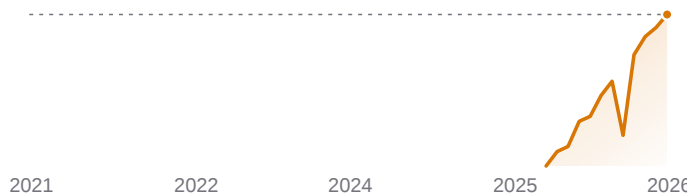


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

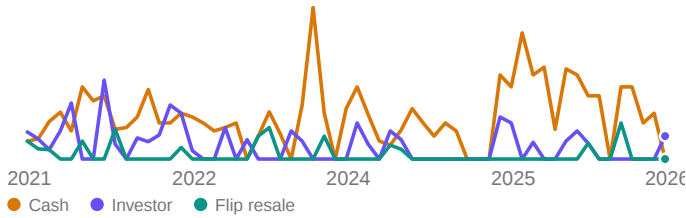
2.6%



BUYERS & OUTCOMES

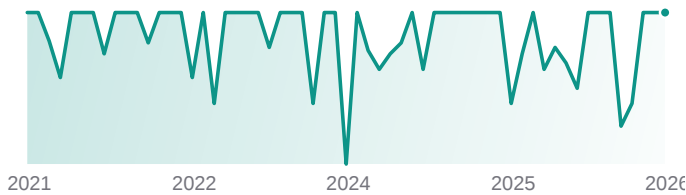
Buyer mix

Cash 0% · Investor 9.1% · Flip resale 0%



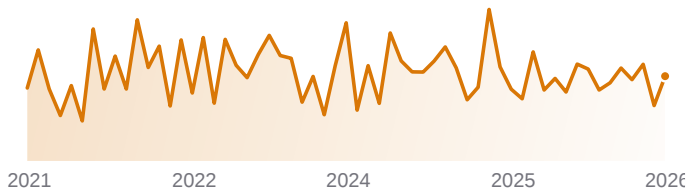
Sellers who sold at a gain

100%

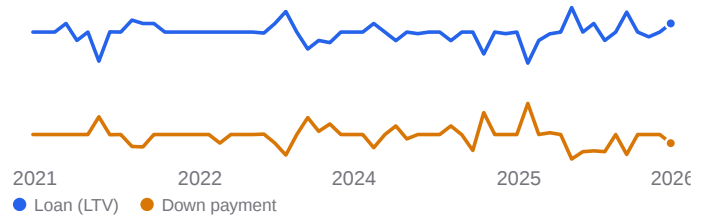


Median annualized return at resale

+6.2%

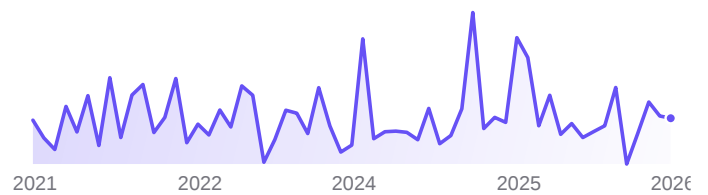


Financing (share of purchase price) Loan (LTV) 85% · Down payment 15%



Typical hold before selling

9.2 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	5,012
Median value (AVM)	\$625K
Median size	2,036 ft²
Median bedrooms	3
Median year built	1987
Single family	89%
Condos	7.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	0.7%
Owner occupied	84%
Company owned	22%
Median loan-to-value	42%

Typical ownership tenure

18.3 yrs

COMMUNITY

Population	14,587
Density	543 / mi²
Median household income	\$129K
Average household income	\$142K
Crime index (US avg 100)	59
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	88
Homes occupied	96%
Bachelor's or higher	25%
Poverty rate	2.3%
Unemployment	1.0%
Average temp	47°F
Annual precip	45 in
Sunshine	54%

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.