

Barnstead 03218

ZIP code · NH · New Hampshire > Belknap County

SELLER'S MARKET

\$458K

MEDIAN SALE PRICE

+13.0%

1-YR CHANGE

9

SALES (12 MO)

\$478K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 79 / 100

Buyer's market

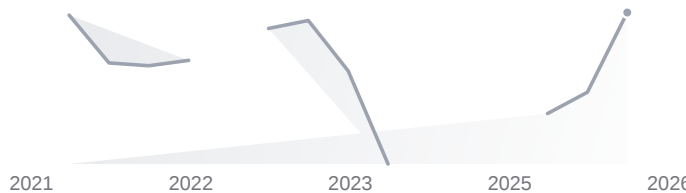
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

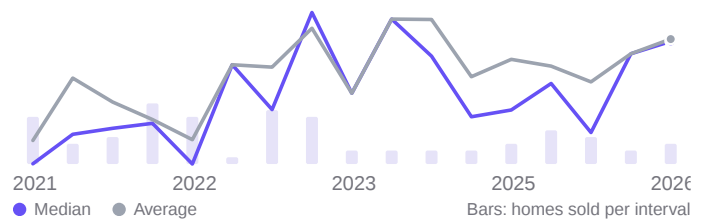
Market temperature (0–100)

79 / 100



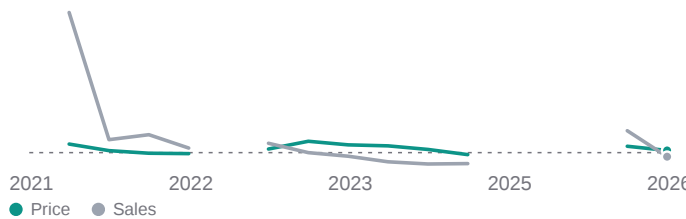
Sale prices

Median \$490K · Average \$495K



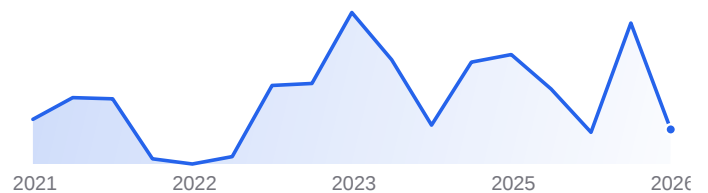
Growth (year over year)

Price +13.0% · Sales -25.0%



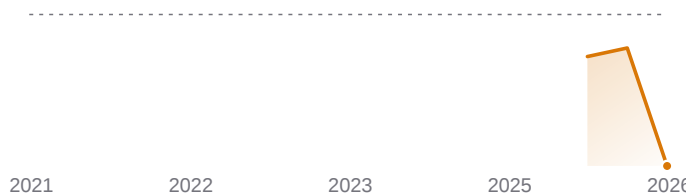
Price per square foot

\$172/ft²



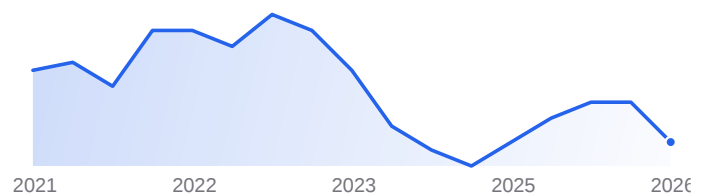
Sale premium vs estimated value

-24.2%



Annual turnover (share of homes sold)

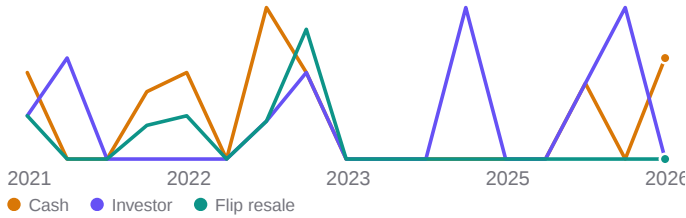
1.8%



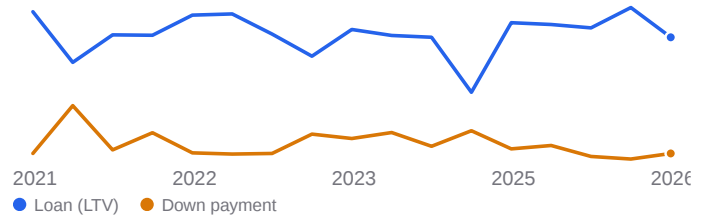
BUYERS & OUTCOMES

Buyer mix

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

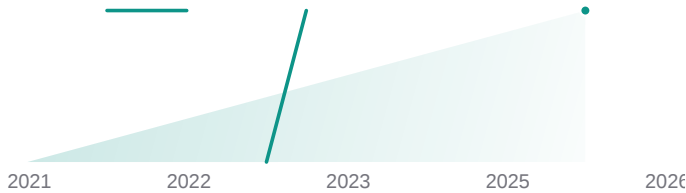


Financing (share of purchase price) Loan (LTV) 80% · Down payment 5.4%



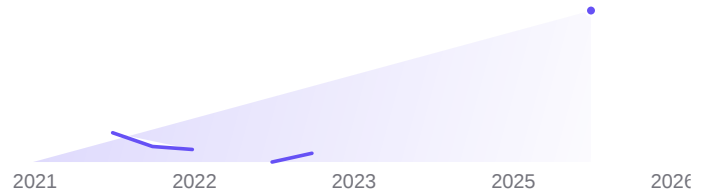
Sellers who sold at a gain

100%



Typical hold before selling

3.4 yrs



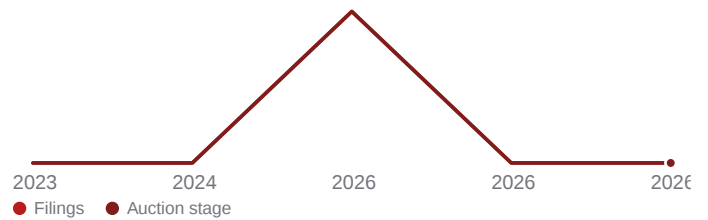
Median annualized return at resale

+9.2%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	499
Median value (AVM)	\$478K
Median size	1,879 ft²
Median bedrooms	3
Median year built	1982
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	1.0%
Owner occupied	71%
Company owned	17%
Median loan-to-value	39%
Typical ownership tenure	25.4 yrs

COMMUNITY

Population	1,233
Density	72 / mi²
Median household income	\$88K
Average household income	\$101K
Crime index (US avg 100)	40
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	114
Homes occupied	78%
Bachelor's or higher	15%
Poverty rate	3.8%
Unemployment	0.8%
Average temp	45°F
Annual precip	47 in
Sunshine	54%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.