

# Gilmanton 03237

ZIP code · NH · New Hampshire > Belknap County

**SELLER'S MARKET**

**\$594K**

MEDIAN SALE PRICE

**+48.4%**

1-YR CHANGE

**29**

SALES (12 MO)

**\$469K**

MEDIAN VALUE (AVM)

Market temperature

**Seller's market · 63 / 100**



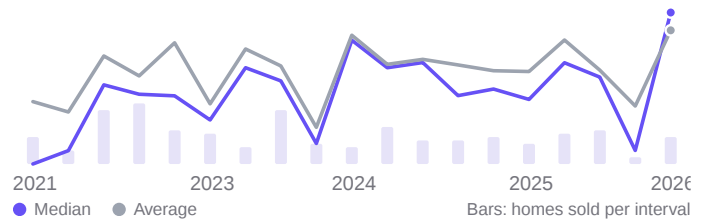
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

**63 / 100**

Sale prices

**Median \$565K · Average \$516K**

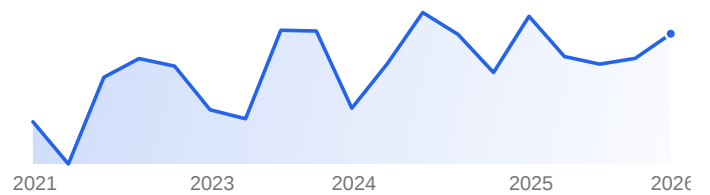
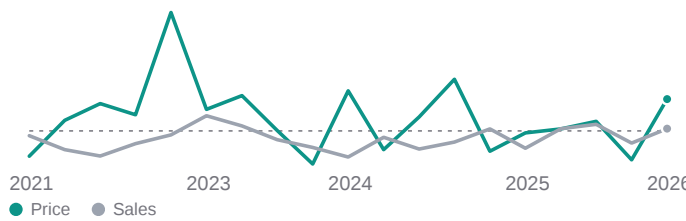


Growth (year over year)

**Price +48.4% · Sales +3.6%**

Price per square foot

**\$241/ft²**

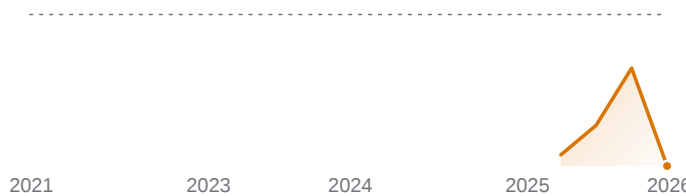


Sale premium vs estimated value

**-6.2%**

Annual turnover (share of homes sold)

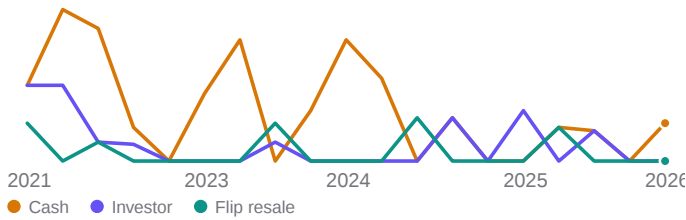
**2.0%**



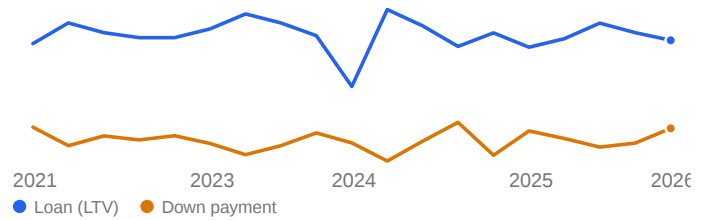
## BUYERS & OUTCOMES

### Buyer mix

Cash 13% · Investor 0% · Flip resale 0%

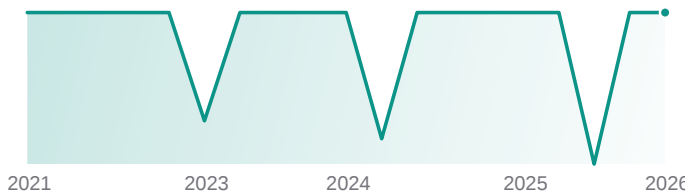


### Financing (share of purchase price) Loan (LTV) 76% · Down payment 24%



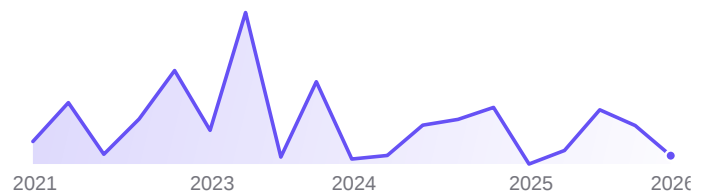
### Sellers who sold at a gain

100%



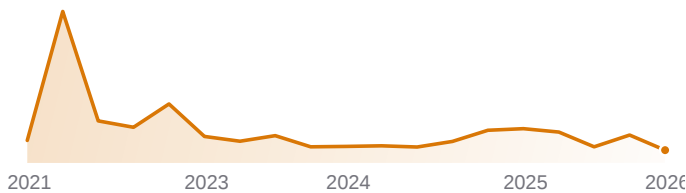
### Typical hold before selling

2.9 yrs



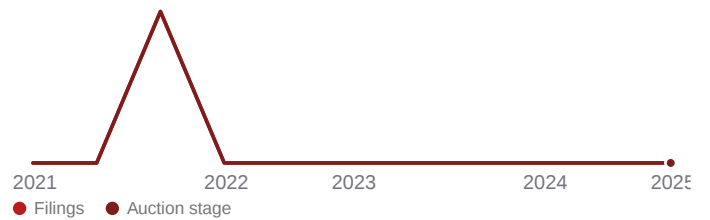
### Median annualized return at resale

+4.1%



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 1,444     |
| Median value (AVM) | \$469K    |
| Median size        | 1,747 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1980      |
| Single family      | 92%       |
| Condos             | 1.9%      |

## EQUITY & OWNERSHIP

|                               |      |
|-------------------------------|------|
| Equity rich (LTV 50% or less) | 75%  |
| Underwater (LTV 125% or more) | 0.7% |
| Owner occupied                | 53%  |
| Company owned                 | 21%  |
| Median loan-to-value          | 34%  |

Typical ownership tenure

**25.6 yrs**

## COMMUNITY

|                                  |                            |
|----------------------------------|----------------------------|
| Population                       | <b>2,621</b>               |
| Density                          | <b>72 / mi<sup>2</sup></b> |
| Median household income          | <b>\$103K</b>              |
| Average household income         | <b>\$121K</b>              |
| Crime index (US avg 100)         | <b>67</b>                  |
| Air pollution index (US avg 100) | <b>86</b>                  |
| Earthquake index (US avg 100)    | <b>116</b>                 |
| Homes occupied                   | <b>74%</b>                 |
| Bachelor's or higher             | <b>20%</b>                 |
| Poverty rate                     | <b>9.3%</b>                |
| Unemployment                     | <b>1.0%</b>                |
| Average temp                     | <b>45°F</b>                |
| Annual precip                    | <b>47 in</b>               |
| Sunshine                         | <b>54%</b>                 |

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.