

Moultonborough 03254

ZIP code · NH · New Hampshire > Carroll County

BUYER'S MARKET

\$626K

MEDIAN SALE PRICE

-32.3%

1-YR CHANGE

69

SALES (12 MO)

\$835K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 29 / 100



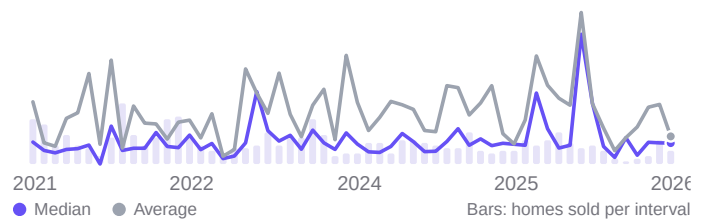
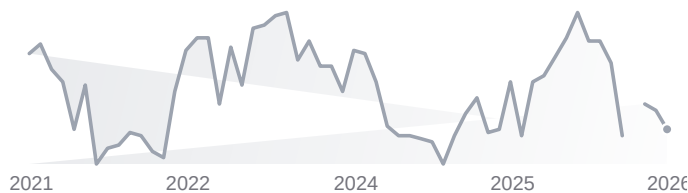
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

29 / 100

Sale prices

Median \$619K · Average \$750K

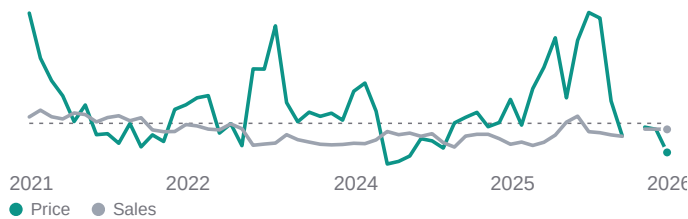


Growth (year over year)

Price -32.3% · Sales -6.8%

Price per square foot

\$304/ft²

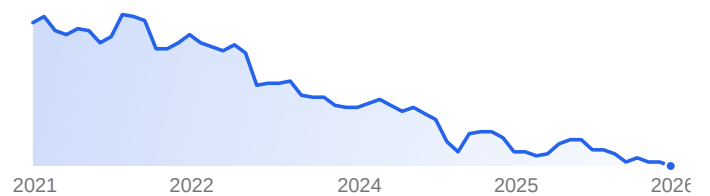
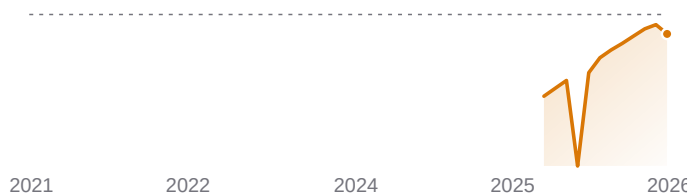


Sale premium vs estimated value

-0.7%

Annual turnover (share of homes sold)

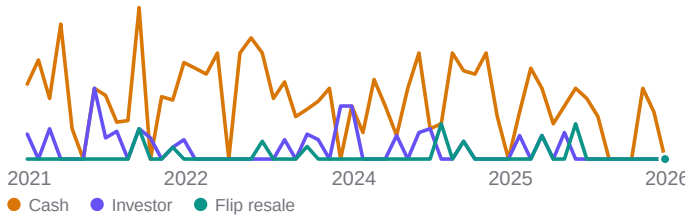
1.3%



BUYERS & OUTCOMES

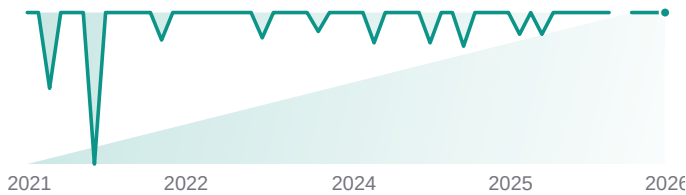
Buyer mix

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



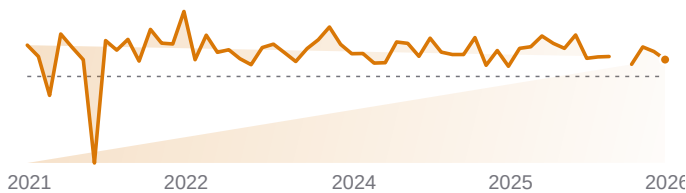
Sellers who sold at a gain

100%

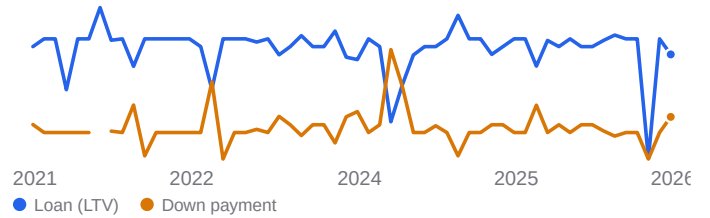


Median annualized return at resale

+5.3%

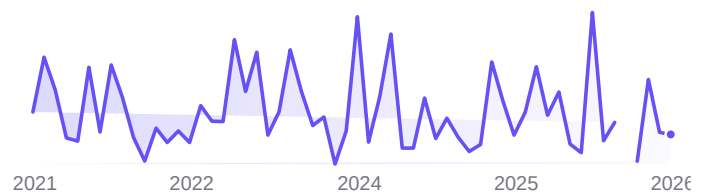


Financing (share of purchase price) Loan (LTV) 70% · Down payment 30%



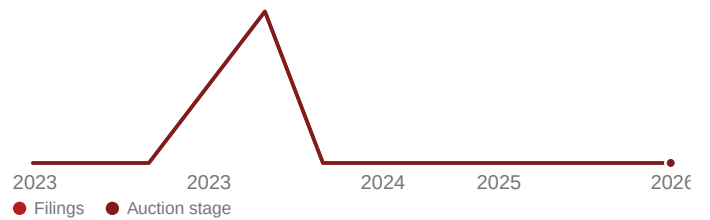
Typical hold before selling

5.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	5,391
Median value (AVM)	\$835K
Median size	1,987 ft²
Median bedrooms	3
Median year built	1986
Single family	79%
Condos	4.5%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	84%
Underwater (LTV 125% or more)	0.5%
Owner occupied	22%
Company owned	30%
Median loan-to-value	23%

Typical ownership tenure

25.8 yrs

COMMUNITY

Population	5,495
Density	69 / mi²
Median household income	\$92K
Average household income	\$127K
Crime index (US avg 100)	101
Air pollution index (US avg 100)	79
Earthquake index (US avg 100)	117
Homes occupied	47%
Bachelor's or higher	28%
Poverty rate	2.4%
Unemployment	0.6%
Average temp	45°F
Annual precip	44 in
Sunshine	34%

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.