

Sanbornton 03269

ZIP code · NH · New Hampshire > Belknap County

BALANCED MARKET

\$1.1M

MEDIAN SALE PRICE

28

SALES (12 MO)

\$510K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



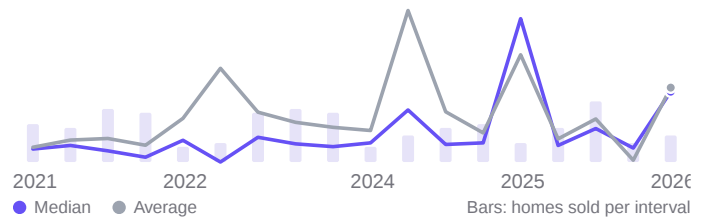
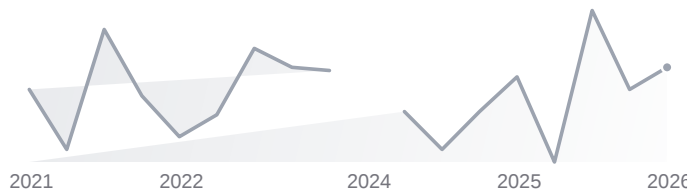
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$730K · Average \$753K

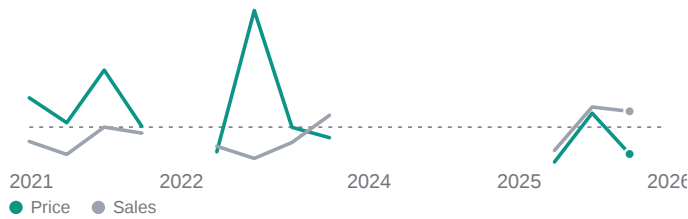


Growth (year over year)

Price -28.2% · Sales +16.7%

Price per square foot

\$287/ft²

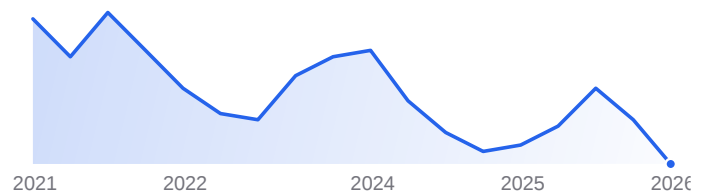


Sale premium vs estimated value

-0.8%

Annual turnover (share of homes sold)

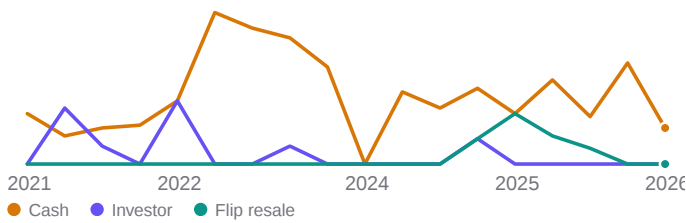
1.7%



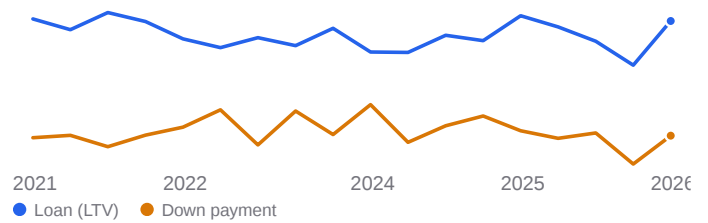
BUYERS & OUTCOMES

Buyer mix

Cash 14% · Investor 0% · Flip resale 0%

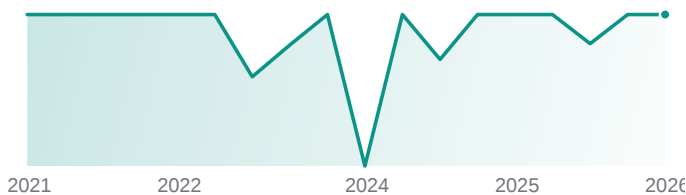


Financing (share of purchase price) Loan (LTV) 83% · Down payment 17%



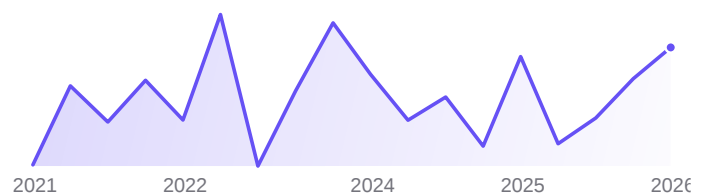
Sellers who sold at a gain

100%



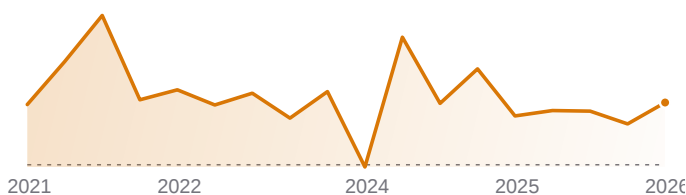
Typical hold before selling

14.9 yrs



Median annualized return at resale

+8.2%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	1,612
Median value (AVM)	\$510K
Median size	1,971 ft²
Median bedrooms	3
Median year built	1983
Single family	90%
Condos	2.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	75%
Underwater (LTV 125% or more)	0.6%
Owner occupied	59%
Company owned	27%
Median loan-to-value	32%

Typical ownership tenure

22.2 yrs

COMMUNITY

Population	3,247
Density	64 / mi²
Median household income	\$95K
Average household income	\$113K
Crime index (US avg 100)	67
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	121
Homes occupied	73%
Bachelor's or higher	26%
Poverty rate	8.2%
Unemployment	0.8%
Average temp	44°F
Annual precip	45 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.