

Winchester 03470

ZIP code · NH · New Hampshire > Cheshire County > Winchester

SELLER'S MARKET

\$349K

MEDIAN SALE PRICE

+22.9%

1-YR CHANGE

58

SALES (12 MO)

\$339K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 61 / 100



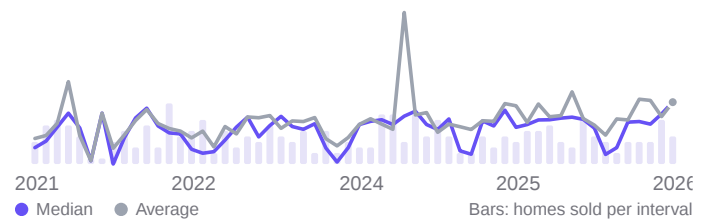
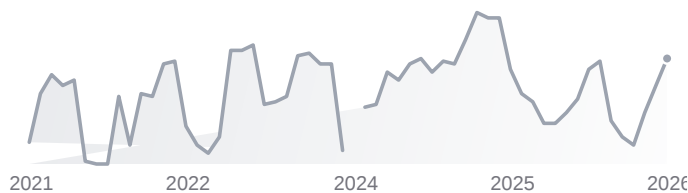
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

61 / 100

Sale prices

Median \$418K · Average \$417K

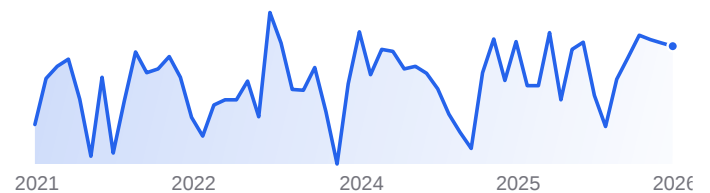
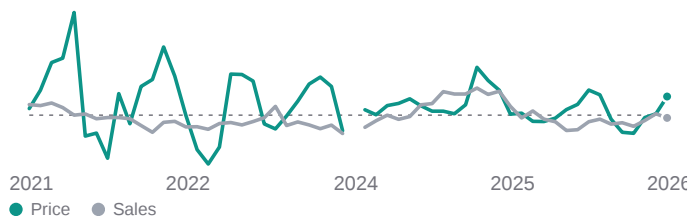


Growth (year over year)

Price +22.9% · Sales -3.3%

Price per square foot

\$199/ft²

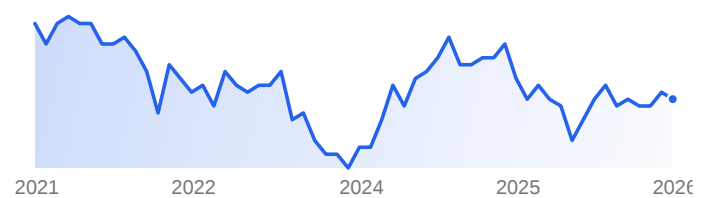
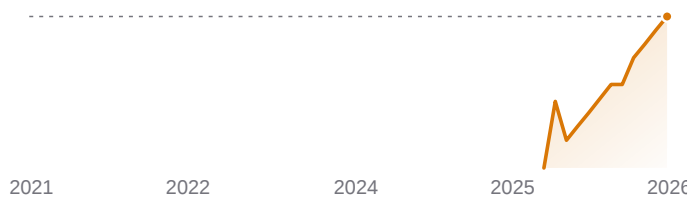


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

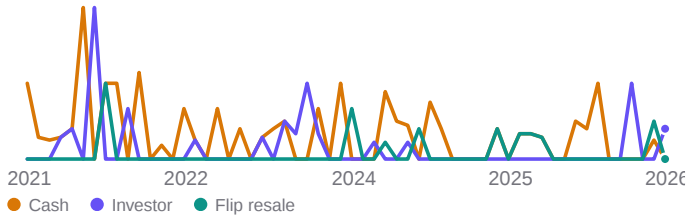
2.7%



BUYERS & OUTCOMES

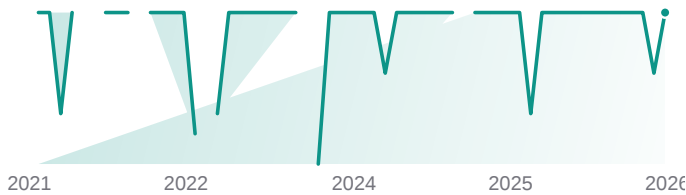
Buyer mix

Cash 0% · Investor 20% · Flip resale 0%



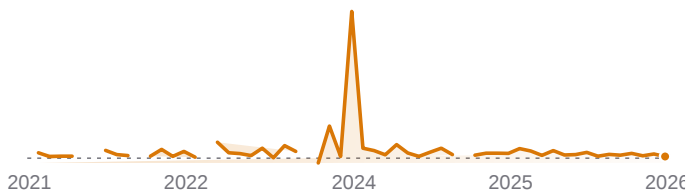
Sellers who sold at a gain

100%

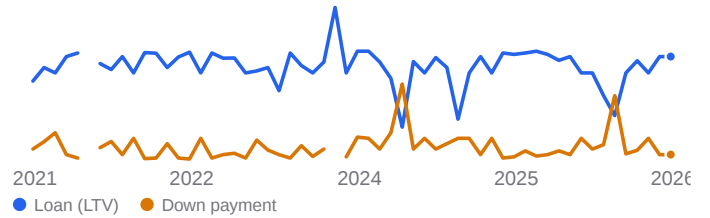


Median annualized return at resale

+2.7%

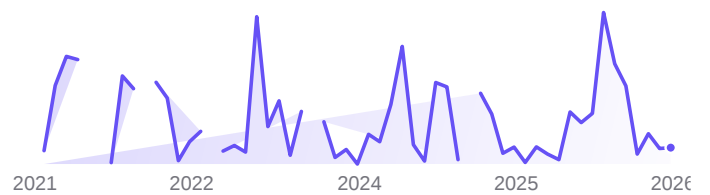


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



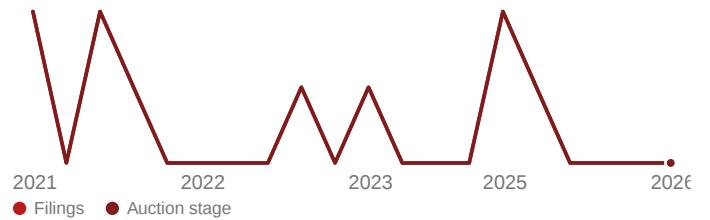
Typical hold before selling

3.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,186
Median value (AVM)	\$339K
Median size	1,522 ft²
Median bedrooms	3
Median year built	1982
Single family	68%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	1.1%
Owner occupied	66%
Company owned	11%
Median loan-to-value	39%
Typical ownership tenure	24.9 yrs

COMMUNITY

Population	4,709
Density	61 / mi²
Median household income	\$68K
Average household income	\$84K
Crime index (US avg 100)	90
Air pollution index (US avg 100)	78
Earthquake index (US avg 100)	59
Homes occupied	89%
Bachelor's or higher	14%
Poverty rate	13.1%
Unemployment	0.8%
Average temp	45°F
Annual precip	46 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.