

Milan 03588

ZIP code · NH · New Hampshire > Coos County

BUYER'S MARKET

\$122K

MEDIAN SALE PRICE

-58.8%

1-YR CHANGE

19

SALES (12 MO)

\$280K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 21 / 100



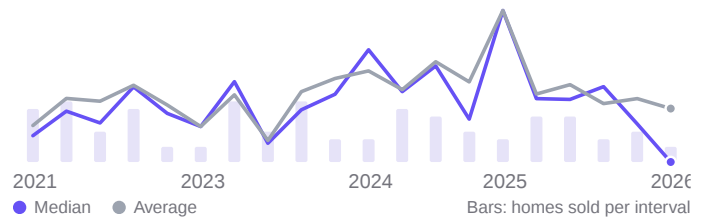
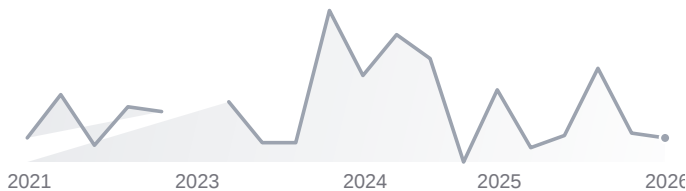
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

21 / 100

Sale prices

Median \$50K · Average \$203K

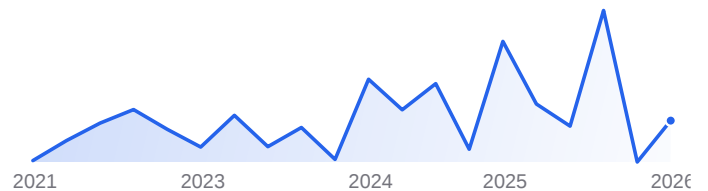
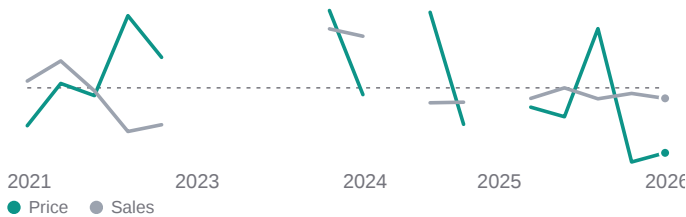


Growth (year over year)

Price -58.8% · Sales -9.5%

Price per square foot

\$139/ft²

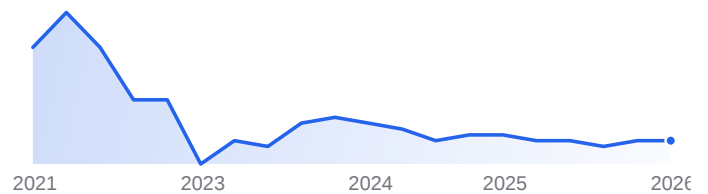


Sale premium vs estimated value

-57.3%

Annual turnover (share of homes sold)

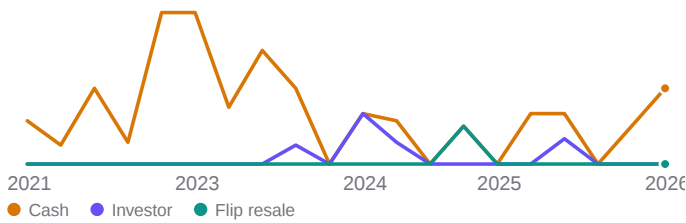
1.8%



BUYERS & OUTCOMES

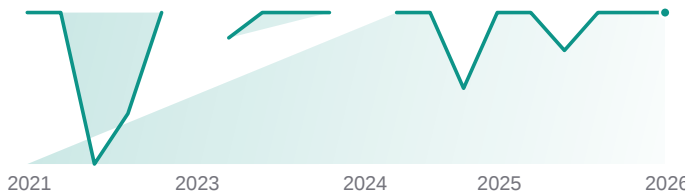
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



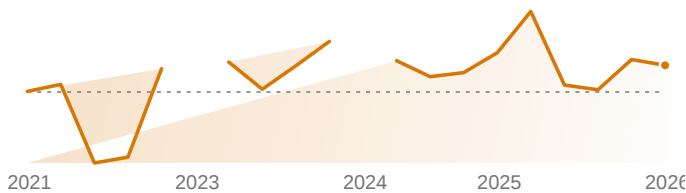
Sellers who sold at a gain

100%

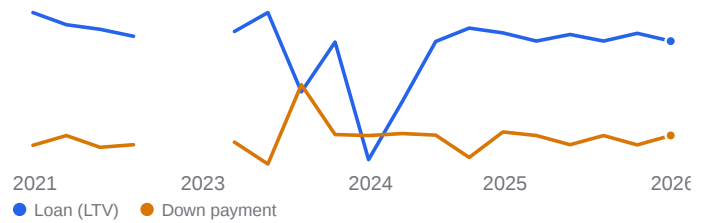


Median annualized return at resale

+9.9%

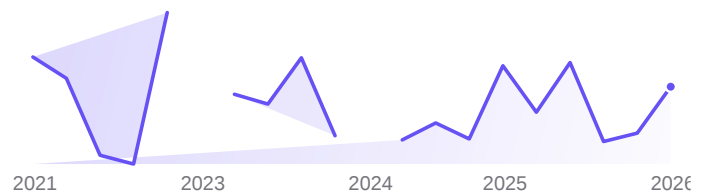


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

10.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,067
Median value (AVM)	\$280K
Median size	1,479 ft²
Median bedrooms	2
Median year built	1977
Single family	81%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	77%
Underwater (LTV 125% or more)	1.7%
Owner occupied	53%
Company owned	13%
Median loan-to-value	26%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	1,445
Density	7 / mi²
Median household income	\$70K
Average household income	\$82K
Crime index (US avg 100)	126
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	80
Homes occupied	62%
Bachelor's or higher	12%
Poverty rate	9.4%
Unemployment	0.7%
Average temp	40°F
Annual precip	43 in
Sunshine	33%

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