

Rochester 03839

ZIP code · NH · New Hampshire > Strafford County > Rochester

BALANCED MARKET

\$494K

MEDIAN SALE PRICE

+11.4%

1-YR CHANGE

35

SALES (12 MO)

\$407K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 53 / 100

Buyer's market

Balanced

Seller's market

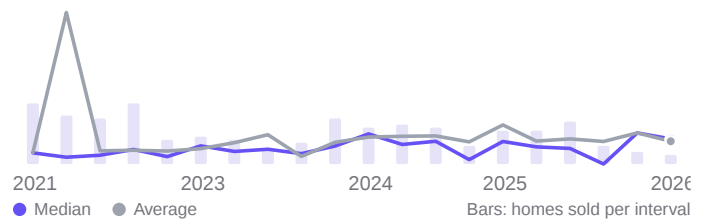
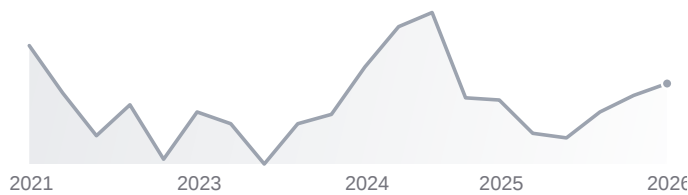
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

53 / 100

Sale prices

Median \$417K · Average \$401K

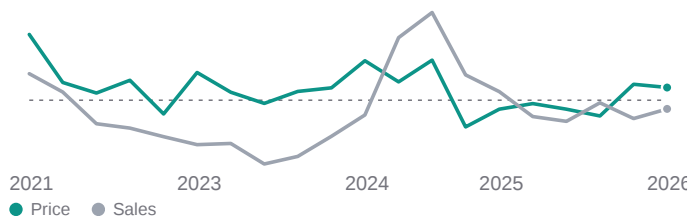


Growth (year over year)

Price +11.4% · Sales -7.9%

Price per square foot

\$296/ft²



Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

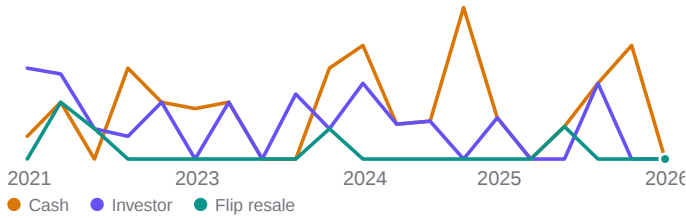
2.5%



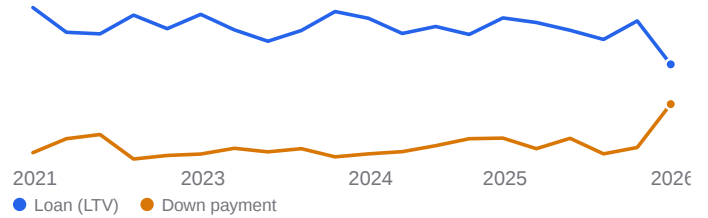
BUYERS & OUTCOMES

Buyer mix

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



Financing (share of purchase price) Loan (LTV) 62% · Down payment 38%



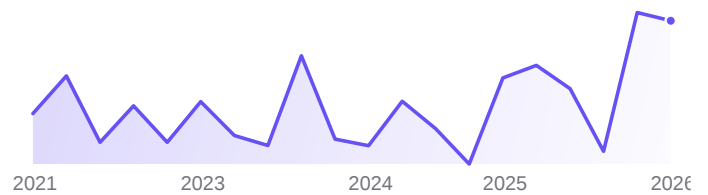
Sellers who sold at a gain

100%



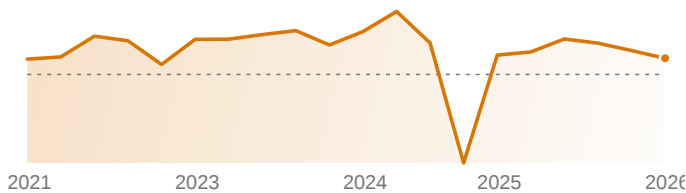
Typical hold before selling

18.5 yrs



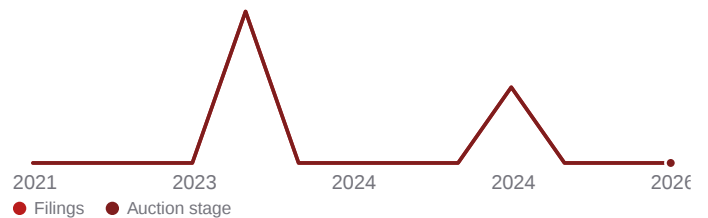
Median annualized return at resale

+3.6%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,428
Median value (AVM)	\$407K
Median size	1,344 ft²
Median bedrooms	3
Median year built	1987
Single family	62%
Condos	16%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.1%
Owner occupied	68%
Company owned	24%
Median loan-to-value	44%

Typical ownership tenure

19.2 yrs

COMMUNITY

Population	4,004
Density	531 / mi²
Median household income	\$87K
Average household income	\$93K
Crime index (US avg 100)	129
Air pollution index (US avg 100)	97
Earthquake index (US avg 100)	107
Homes occupied	95%
Bachelor's or higher	18%
Poverty rate	10.2%
Unemployment	0.8%
Average temp	47°F
Annual precip	47 in
Sunshine	54%

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.