

Tamworth 03886

ZIP code · NH · New Hampshire > Carroll County

BALANCED MARKET

\$412K

MEDIAN SALE PRICE

+10.9%

1-YR CHANGE

20

SALES (12 MO)

\$386K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 59 / 100



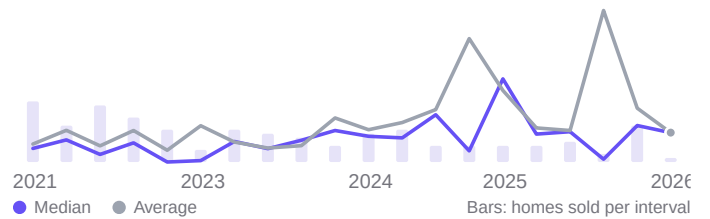
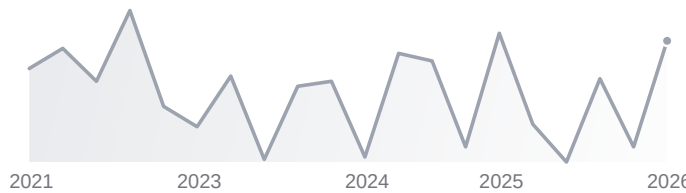
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

59 / 100

Sale prices

Median \$370K · Average \$370K

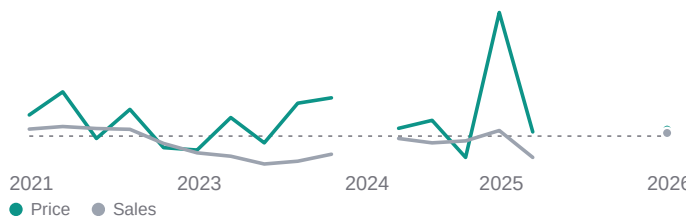


Growth (year over year)

Price +10.9% · Sales +5.3%

Price per square foot

\$510/ft²

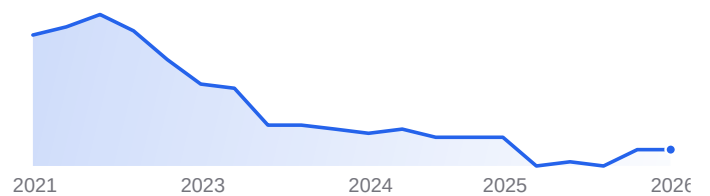


Sale premium vs estimated value

-1.4%

Annual turnover (share of homes sold)

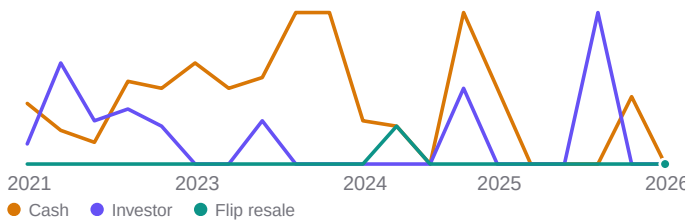
1.3%



BUYERS & OUTCOMES

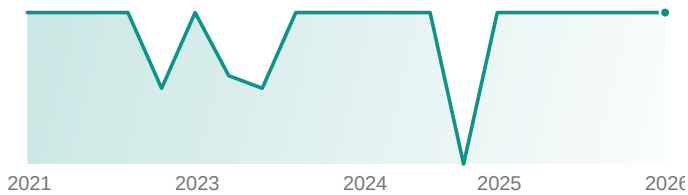
Buyer mix

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



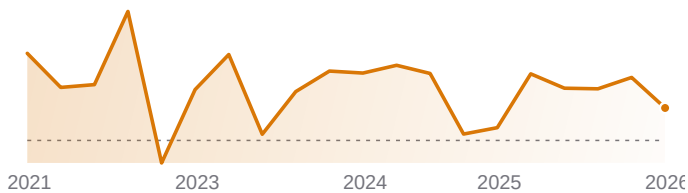
Sellers who sold at a gain

100%

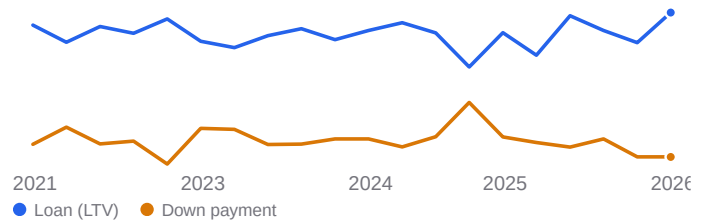


Median annualized return at resale

+4.8%

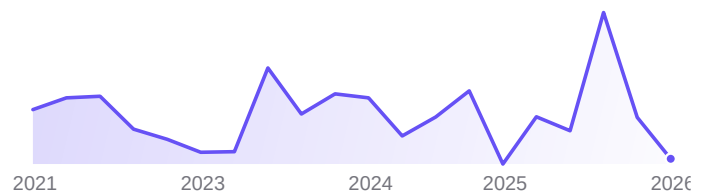


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



Typical hold before selling

3.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,521
Median value (AVM)	\$386K
Median size	1,584 ft²
Median bedrooms	3
Median year built	1980
Single family	78%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	80%
Underwater (LTV 125% or more)	0.9%
Owner occupied	27%
Company owned	19%
Median loan-to-value	28%
Typical ownership tenure	25.7 yrs

COMMUNITY

Population	1,755
Density	48 / mi²
Median household income	\$73K
Average household income	\$78K
Crime index (US avg 100)	112
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	116
Homes occupied	70%
Bachelor's or higher	34%
Poverty rate	6.0%
Unemployment	0.6%
Average temp	43°F
Annual precip	49 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.