

Hollis Center 04042

ZIP code · ME · Maine · York County

SELLER'S MARKET

\$491K

MEDIAN SALE PRICE

+23.8%

1-YR CHANGE

69

SALES (12 MO)

\$429K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 74 / 100

Buyer's market

Balanced

Seller's market

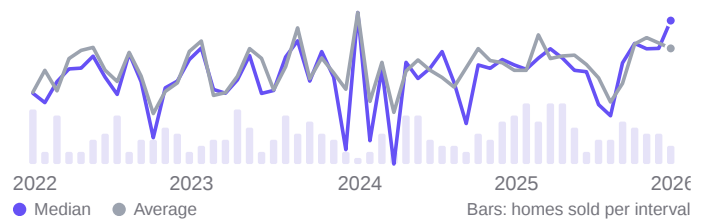
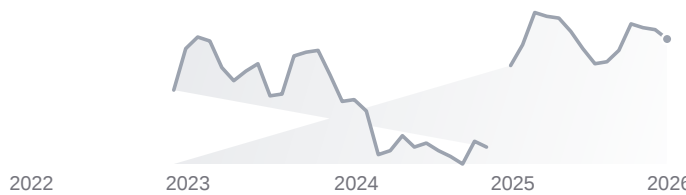
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

74 / 100

Sale prices

Median \$560K · Average \$457K

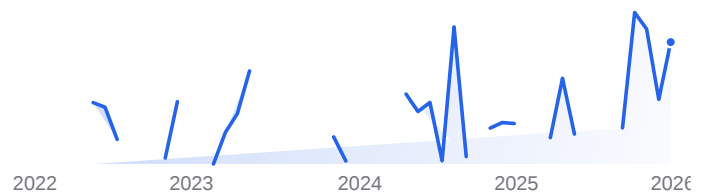
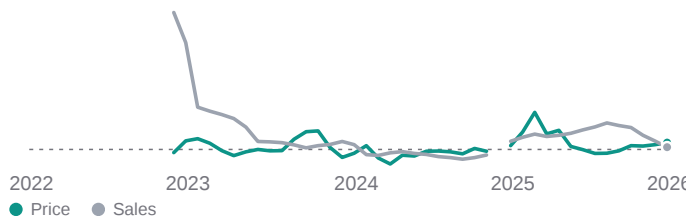


Growth (year over year)

Price +23.8% · Sales +7.8%

Price per square foot

\$476/ft²

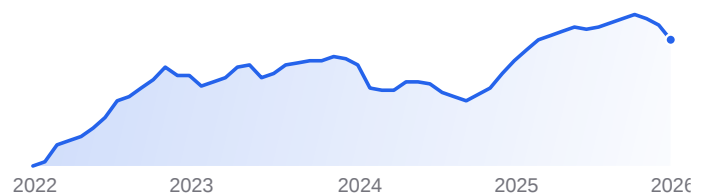


Sale premium vs estimated value

+2.1%

Annual turnover (share of homes sold)

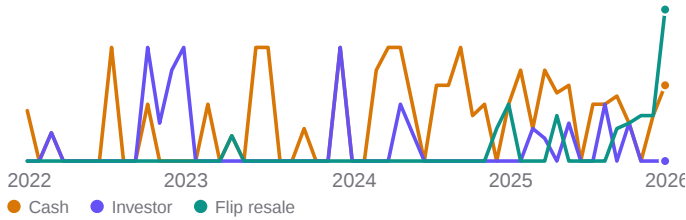
3.7%



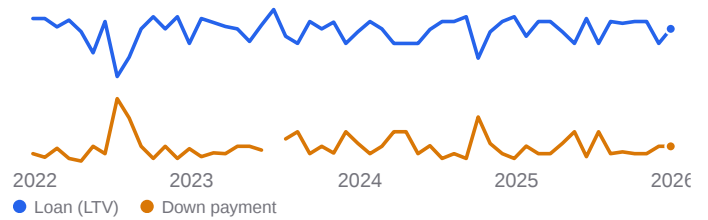
BUYERS & OUTCOMES

Buyer mix

Cash 33% · Investor 0% · Flip resale 67%

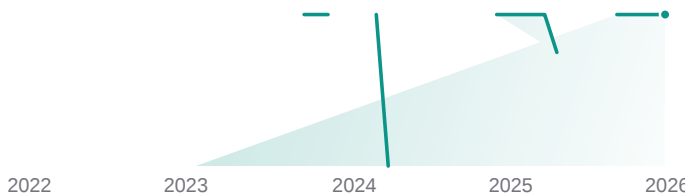


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



Sellers who sold at a gain

100%



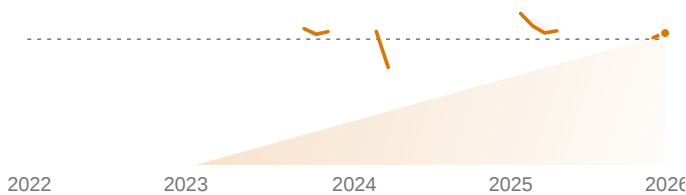
Typical hold before selling

0.8 yrs



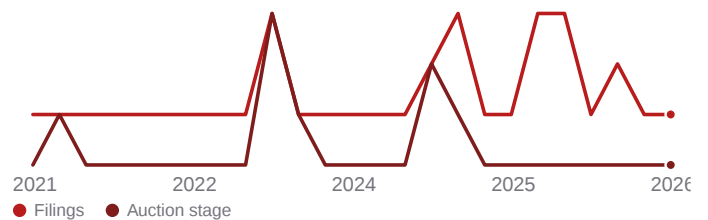
Median annualized return at resale

+4.6%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,888
Median value (AVM)	\$429K
Median size	1,501 ft²
Median bedrooms	3
Median year built	1980
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	1.2%
Owner occupied	75%
Company owned	5.8%
Median loan-to-value	49%
Typical ownership tenure	18.2 yrs

COMMUNITY

Population	4,901
Density	149 / mi²
Median household income	\$83K
Average household income	\$103K
Crime index (US avg 100)	57
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	95
Homes occupied	96%
Bachelor's or higher	22%
Poverty rate	5.6%
Unemployment	1.0%
Average temp	45°F
Annual precip	48 in
Sunshine	57%

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.