

Kennebunk 04043

ZIP code · ME · Maine > York County > Kennebunk

BALANCED MARKET

\$542K

MEDIAN SALE PRICE

-14.6%

1-YR CHANGE

218

SALES (12 MO)

\$620K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 42 / 100



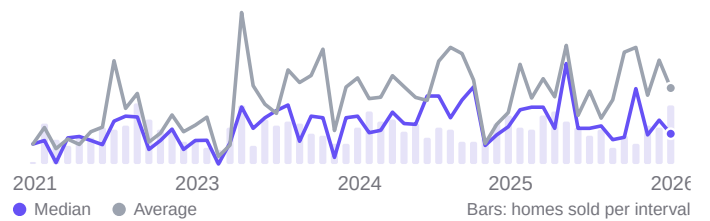
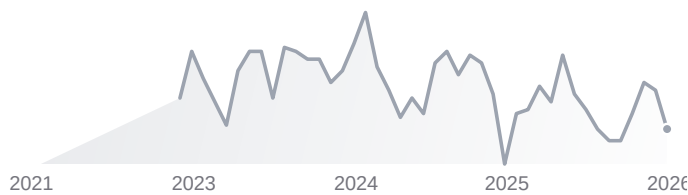
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

42 / 100

Sale prices

Median \$517K · Average \$799K

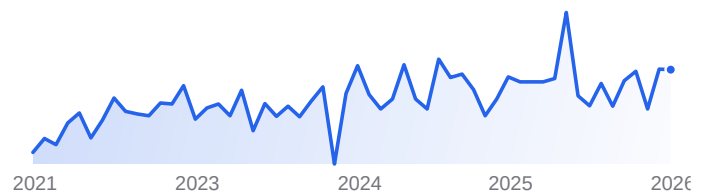
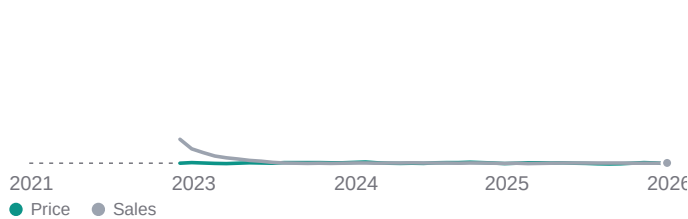


Growth (year over year)

Price -14.6% · Sales +10.1%

Price per square foot

\$395/ft²

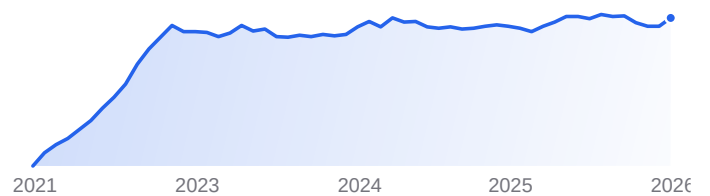
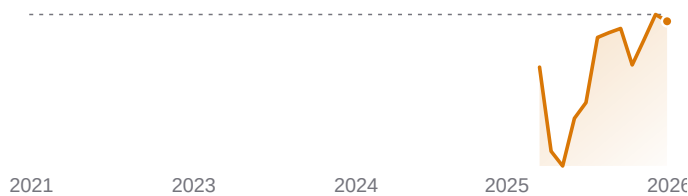


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

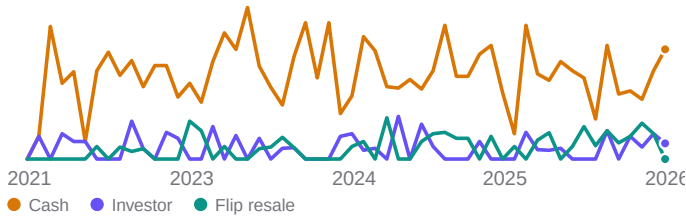
3.7%



BUYERS & OUTCOMES

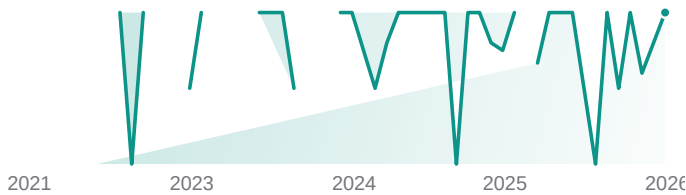
Buyer mix

Cash 48% · Investor 6.9% · Flip resale 0%



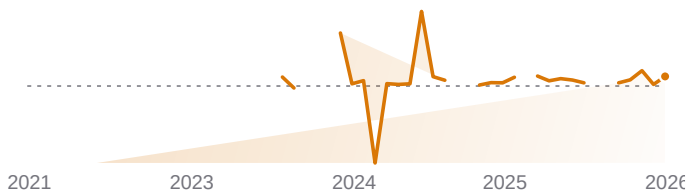
Sellers who sold at a gain

100%

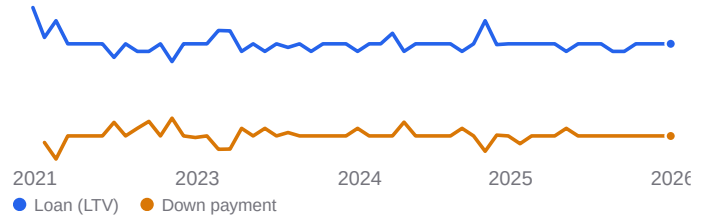


Median annualized return at resale

+10.5%

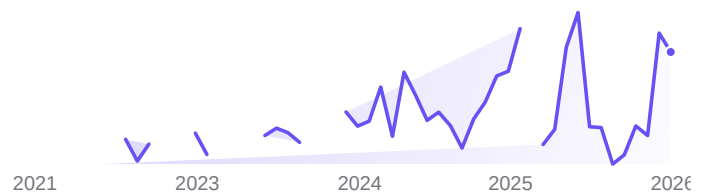


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



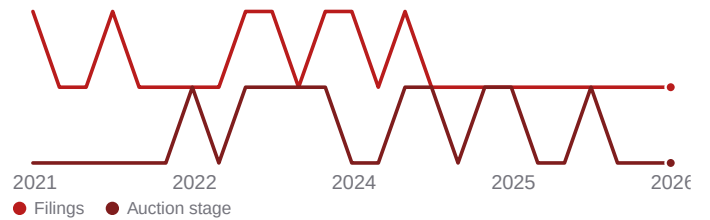
Typical hold before selling

2.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	5,832
Median value (AVM)	\$620K
Median size	1,797 ft²
Median bedrooms	3
Median year built	1987
Single family	75%
Condos	20%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	1.4%
Owner occupied	65%
Company owned	18%
Median loan-to-value	37%

Typical ownership tenure

13.5 yrs

COMMUNITY

Population	11,977
Density	334 / mi²
Median household income	\$93K
Average household income	\$116K
Crime index (US avg 100)	84
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	89
Homes occupied	81%
Bachelor's or higher	27%
Poverty rate	7.1%
Unemployment	0.7%
Average temp	46°F
Annual precip	47 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.