

Portland 04102

ZIP code · ME · Maine · Cumberland County · Portland

SELLER'S MARKET

\$668K

MEDIAN SALE PRICE

+18.5%

1-YR CHANGE

203

SALES (12 MO)

\$543K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

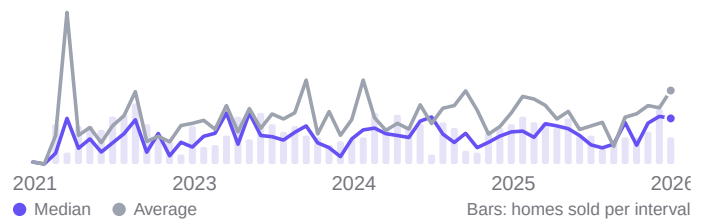
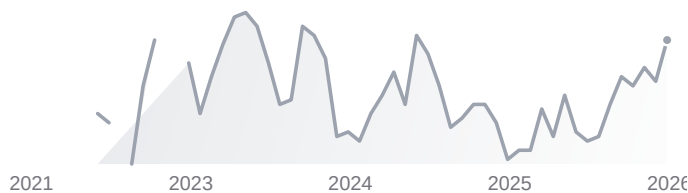
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$675K · Average \$880K

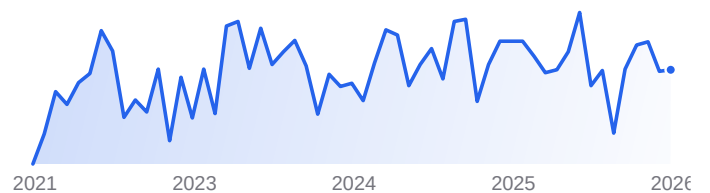
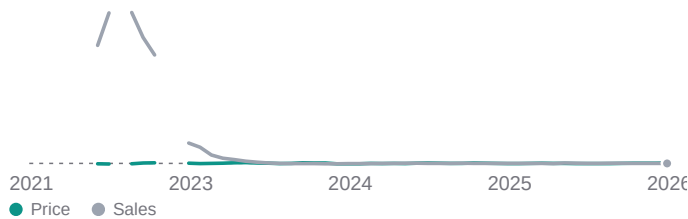


Growth (year over year)

Price +18.5% · Sales -0.5%

Price per square foot

\$382/ft²

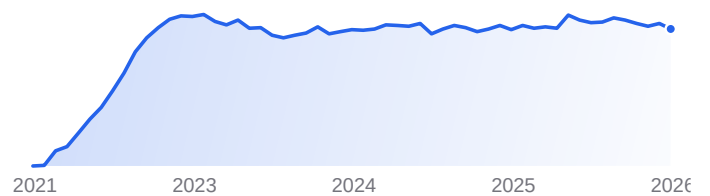


Sale premium vs estimated value

+2.0%

Annual turnover (share of homes sold)

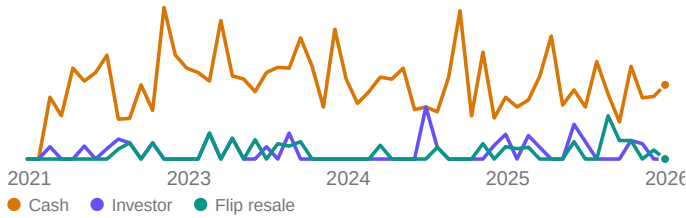
3.9%



BUYERS & OUTCOMES

Buyer mix

Cash 29% · Investor 0% · Flip resale 0%



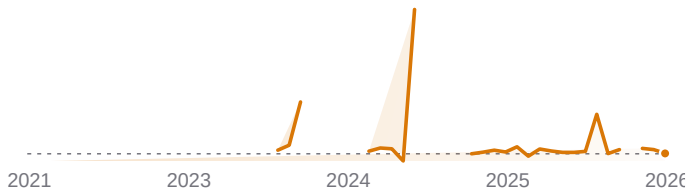
Sellers who sold at a gain

100%

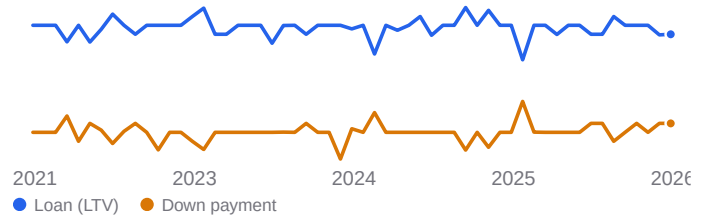


Median annualized return at resale

+0.6%

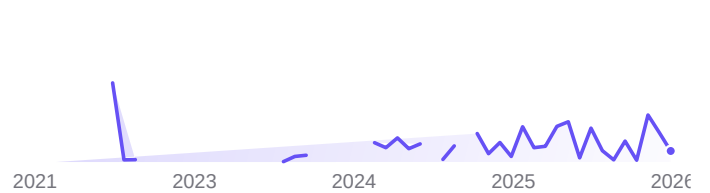


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



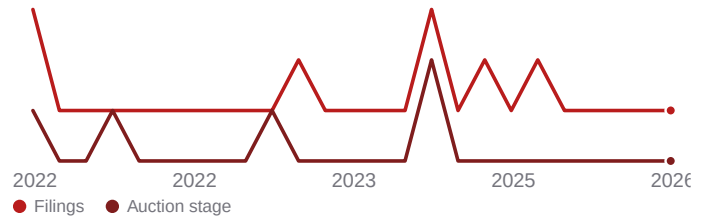
Typical hold before selling

1.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	5,200
Median value (AVM)	\$543K
Median size	1,543 ft²
Median bedrooms	3
Median year built	1930
Single family	63%
Condos	18%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	1.0%
Owner occupied	65%
Company owned	10%
Median loan-to-value	40%

Typical ownership tenure

12.9 yrs

COMMUNITY

Population	18,797
Density	2,894 / mi²
Median household income	\$77K
Average household income	\$102K
Crime index (US avg 100)	124
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	86
Homes occupied	95%
Bachelor's or higher	38%
Poverty rate	8.9%
Unemployment	0.8%
Average temp	46°F
Annual precip	46 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.