

Rumford 04276

ZIP code · ME · Maine > Oxford County > Rumford

BALANCED MARKET

\$135K

MEDIAN SALE PRICE

-17.1%

1-YR CHANGE

91

SALES (12 MO)

\$163K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 41 / 100



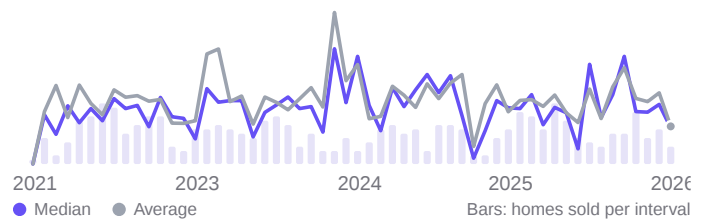
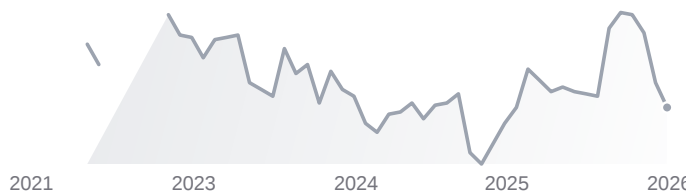
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

41 / 100

Sale prices

Median \$102K · Average \$106K

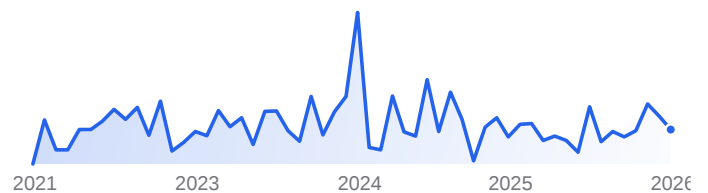
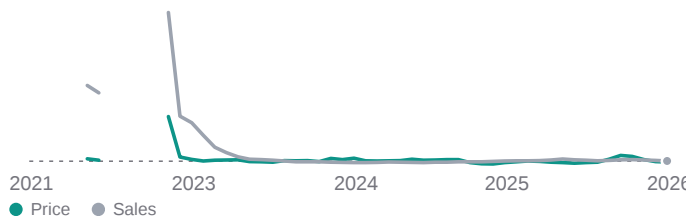


Growth (year over year)

Price -17.1% · Sales +7.1%

Price per square foot

\$97/ft²

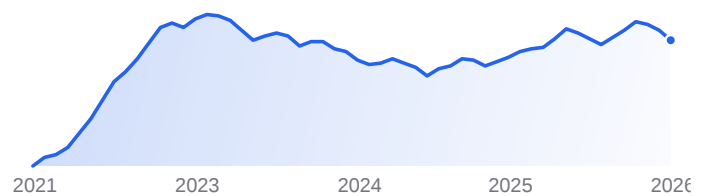
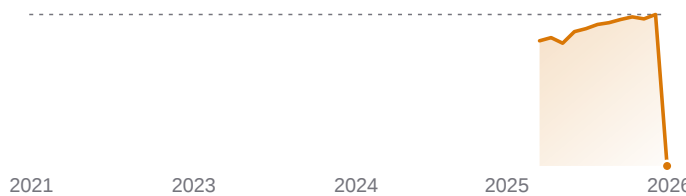


Sale premium vs estimated value

-22.2%

Annual turnover (share of homes sold)

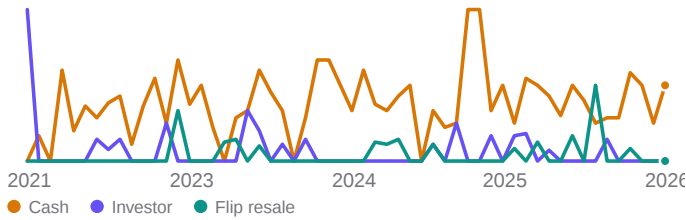
4.0%



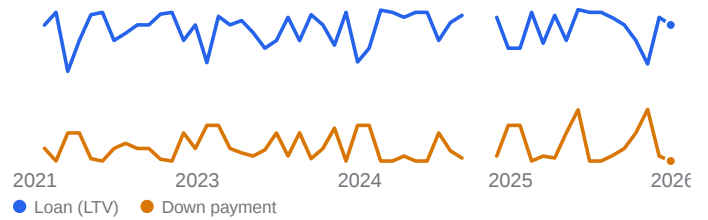
BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 0% · Flip resale 0%

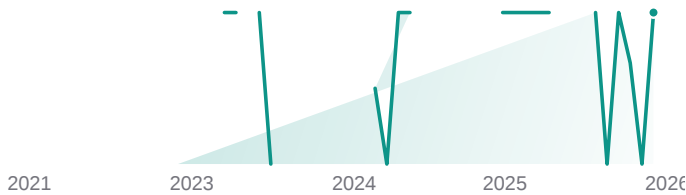


Financing (share of purchase price) Loan (LTV) 90% · Down payment 1.8%



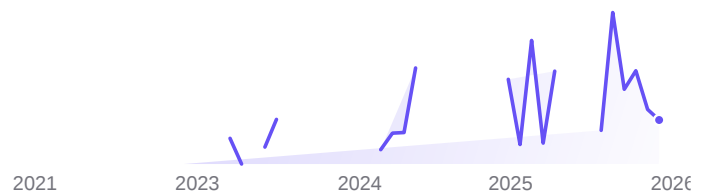
Sellers who sold at a gain

100%



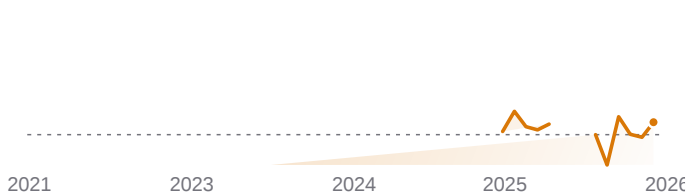
Typical hold before selling

1.2 yrs



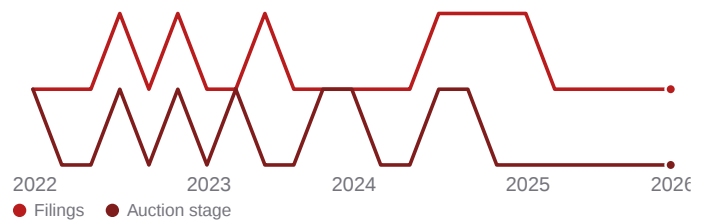
Median annualized return at resale

+12.0%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,249
Median value (AVM)	\$163K
Median size	1,218 ft²
Median bedrooms	3
Median year built	1930
Single family	94%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	4.9%
Owner occupied	62%
Company owned	11%
Median loan-to-value	46%

Typical ownership tenure

18.2 yrs

COMMUNITY

Population	5,976
Density	83 / mi²
Median household income	\$42K
Average household income	\$67K
Crime index (US avg 100)	133
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	85
Homes occupied	87%
Bachelor's or higher	13%
Poverty rate	17.7%
Unemployment	0.8%
Average temp	42°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.