

Millinocket 04462

ZIP code · ME · Maine > Piscataquis County > Millinocket

BALANCED MARKET

\$158K

MEDIAN SALE PRICE

+7.5%

1-YR CHANGE

62

SALES (12 MO)

\$130K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



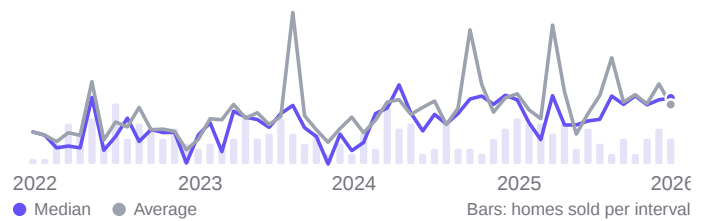
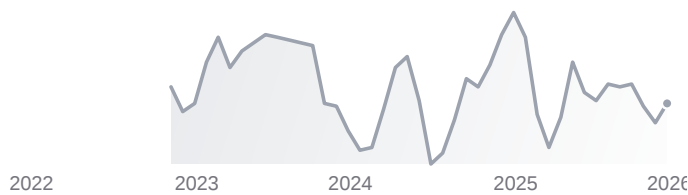
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$164K · Average \$150K

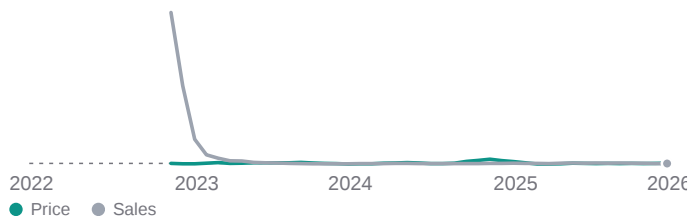


Growth (year over year)

Price +7.5% · Sales -4.6%

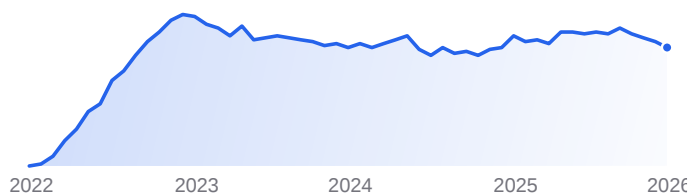
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

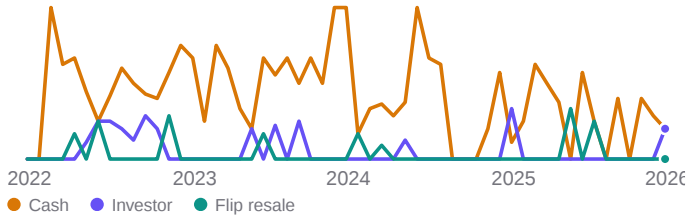
3.3%



BUYERS & OUTCOMES

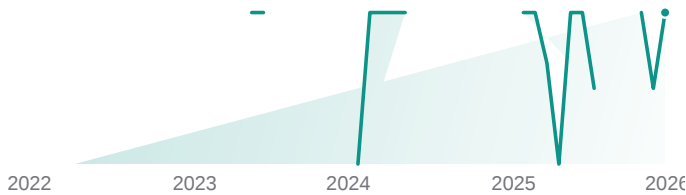
Buyer mix

Cash 20% · Investor 20% · Flip resale 0%



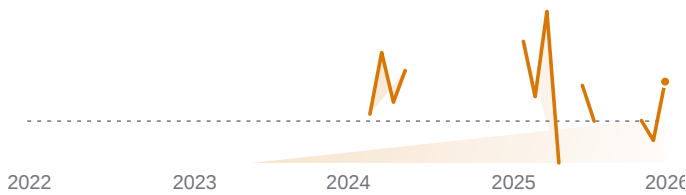
Sellers who sold at a gain

100%

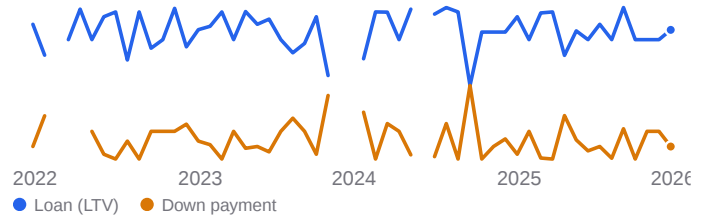


Median annualized return at resale

+20.6%

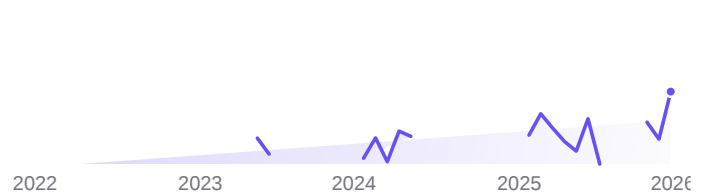


Financing (share of purchase price) Loan (LTV) 86% · Down payment 10%



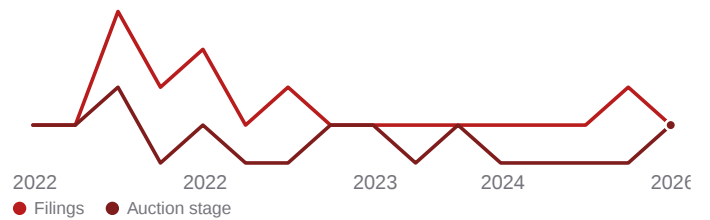
Typical hold before selling

4.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,907
Median value (AVM)	\$130K
Single family	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	2.3%
Owner occupied	70%
Company owned	7.3%
Median loan-to-value	34%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	5,135
Density	1 / mi²
Median household income	\$45K
Average household income	\$71K
Crime index (US avg 100)	150
Air pollution index (US avg 100)	75
Earthquake index (US avg 100)	61
Homes occupied	52%
Bachelor's or higher	15%
Poverty rate	14.8%
Unemployment	0.7%
Average temp	39°F
Annual precip	41 in
Sunshine	50%

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.