

Damariscotta 04543

ZIP code · ME · Maine · Lincoln County · Damariscotta

STRONG BUYER'S MARKET

\$365K

MEDIAN SALE PRICE

-16.4%

1-YR CHANGE

23

SALES (12 MO)

\$425K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 12 / 100



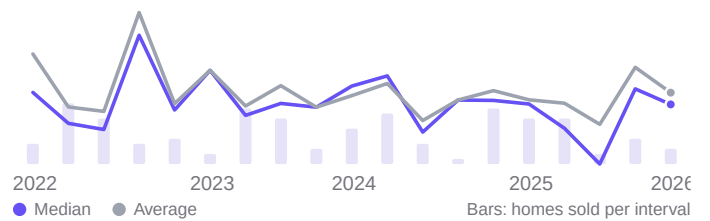
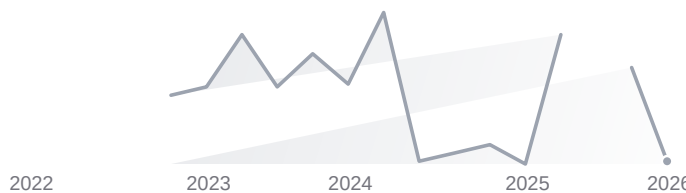
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

12 / 100

Sale prices

Median \$394K · Average \$458K

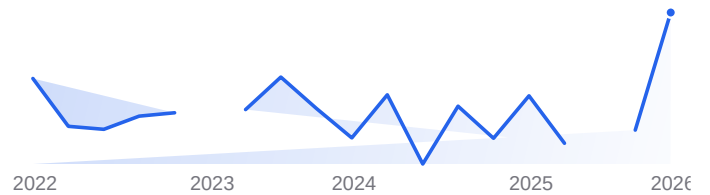
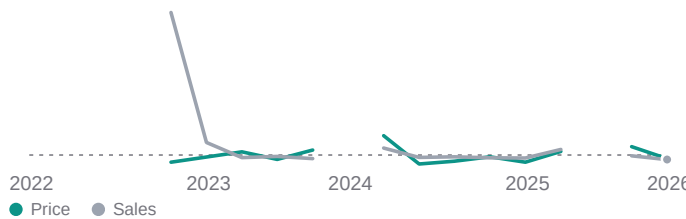


Growth (year over year)

Price -16.4% · Sales -20.7%

Price per square foot

\$576/ft²

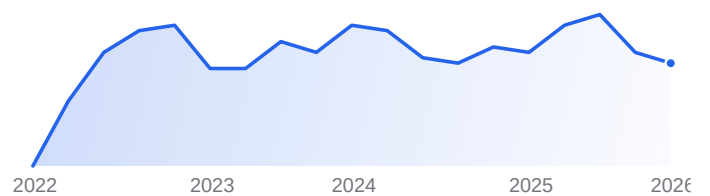
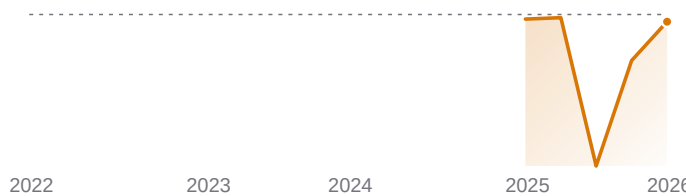


Sale premium vs estimated value

-3.8%

Annual turnover (share of homes sold)

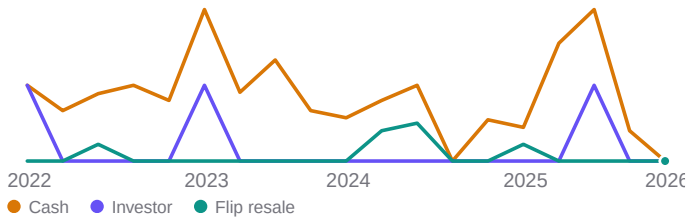
2.1%



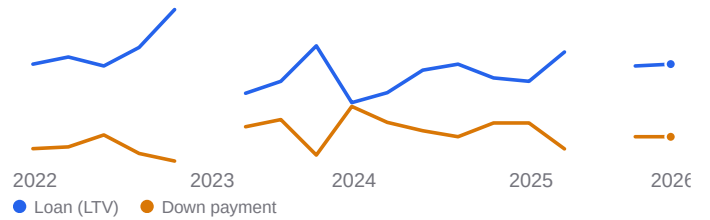
BUYERS & OUTCOMES

Buyer mix

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



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



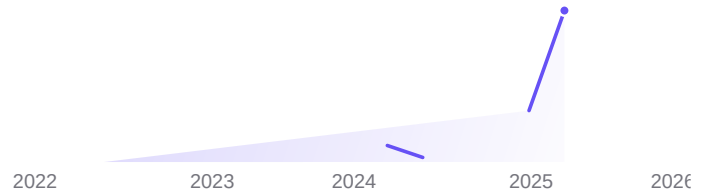
Sellers who sold at a gain

100%



Typical hold before selling

2.6 yrs



HOUSING STOCK

Homes	1,076
Median value (AVM)	\$425K
Median size	1,672 ft²
Median bedrooms	3
Median year built	1978
Single family	83%
Condos	4.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	1.6%
Owner occupied	49%
Company owned	16%
Median loan-to-value	36%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	2,405
Density	157 / mi²
Median household income	\$56K

Average household income	\$75K
Crime index (US avg 100)	92
Air pollution index (US avg 100)	78
Earthquake index (US avg 100)	67
Homes occupied	82%
Bachelor's or higher	21%
Poverty rate	11.0%
Unemployment	0.9%
Average temp	45°F
Annual precip	47 in
Sunshine	50%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.