

Portage 04768

ZIP code · ME · Maine · Aroostook County

BUYER'S MARKET

\$111K

MEDIAN SALE PRICE

-29.1%

1-YR CHANGE

9

SALES (12 MO)

\$173K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 35 / 100



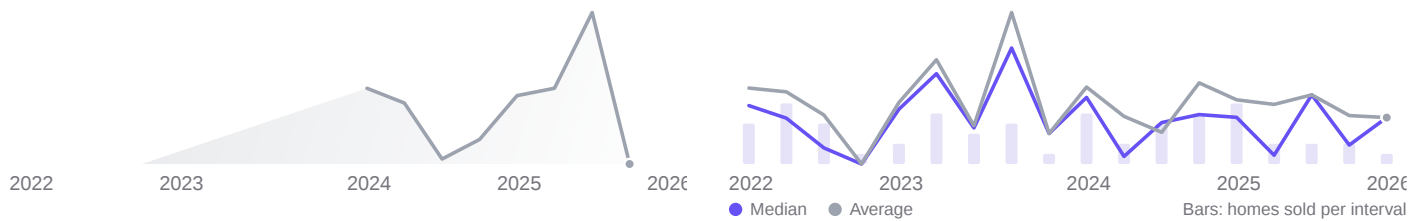
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

35 / 100

Sale prices

Median \$147K · Average \$147K

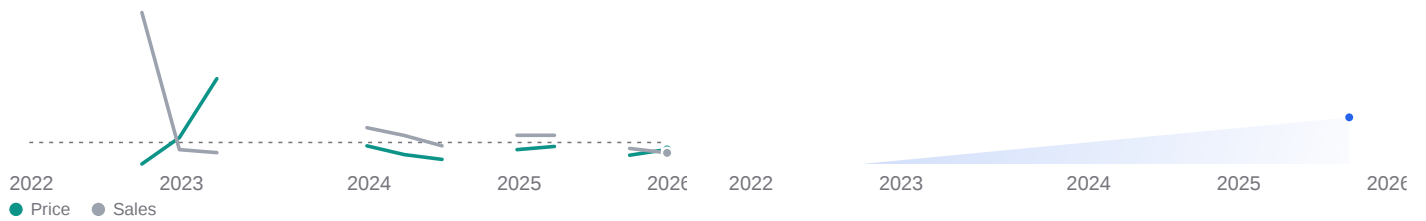


Growth (year over year)

Price -29.1% · Sales -43.8%

Price per square foot

\$44/ft²

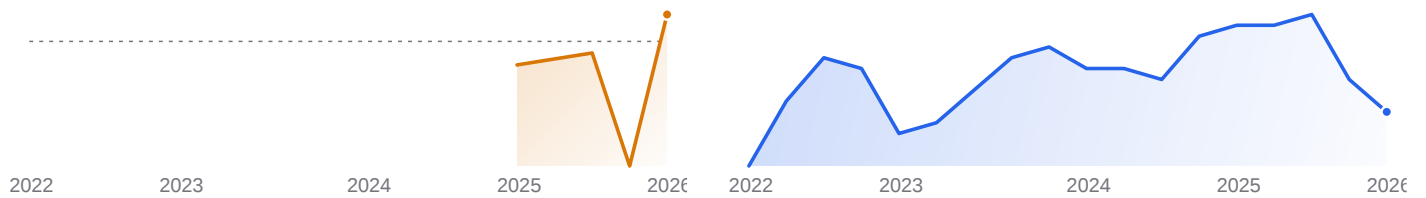


Sale premium vs estimated value

+9.3%

Annual turnover (share of homes sold)

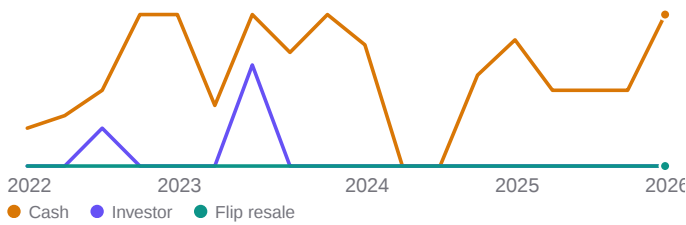
3.6%



BUYERS & OUTCOMES

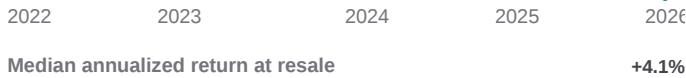
Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



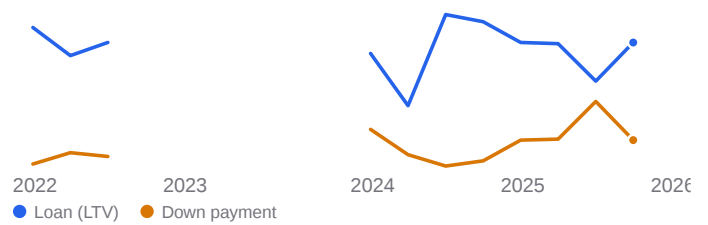
Sellers who sold at a gain

100%



Median annualized return at resale

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



Typical hold before selling

4.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 0

HOUSING STOCK

Homes	249
Median value (AVM)	\$173K
Median size	960 ft²
Median bedrooms	3
Median year built	1960
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	50%
Underwater (LTV 125% or more)	3.8%
Owner occupied	19%
Company owned	7.6%
Median loan-to-value	44%
Typical ownership tenure	17.0 yrs

COMMUNITY

Population	449
Density	4 / mi ²
Median household income	\$51K
Average household income	\$69K
Crime index (US avg 100)	187
Air pollution index (US avg 100)	74
Earthquake index (US avg 100)	64
Homes occupied	51%
Bachelor's or higher	12%
Poverty rate	19.7%
Unemployment	1.1%
Average temp	38°F
Annual precip	38 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.