

Hartland 05048

ZIP code · VT · Vermont > Windsor County > Hartland

STRONG BUYER'S MARKET

\$287K

MEDIAN SALE PRICE

-45.3%

1-YR CHANGE

31

SALES (12 MO)

\$457K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 17 / 100



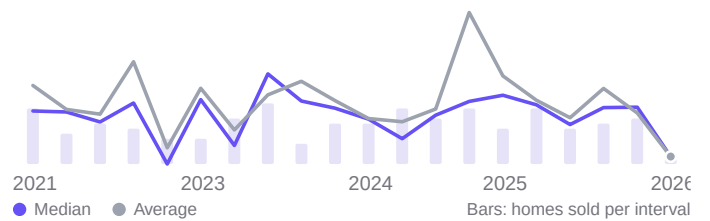
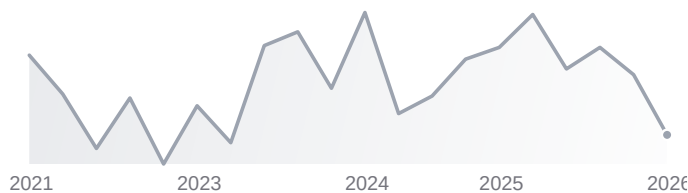
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

17 / 100

Sale prices

Median \$100K · Average \$100K

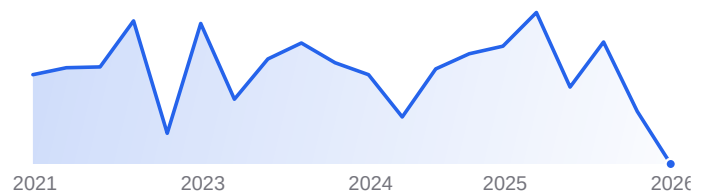
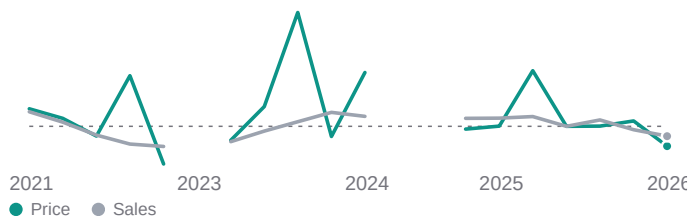


Growth (year over year)

Price -45.3% · Sales -22.5%

Price per square foot

\$39/ft²

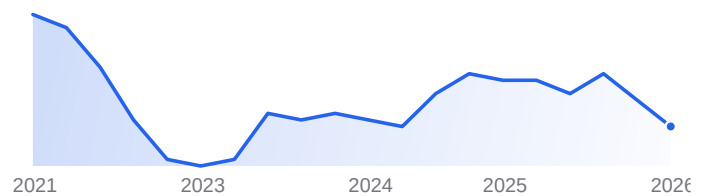
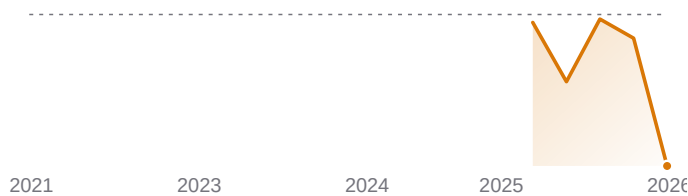


Sale premium vs estimated value

-83.3%

Annual turnover (share of homes sold)

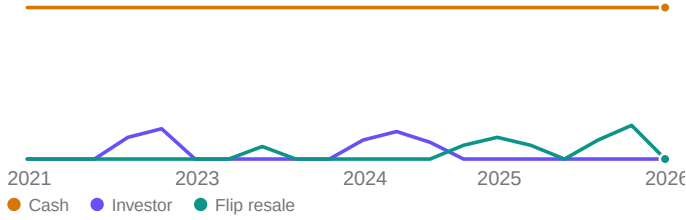
2.7%



BUYERS & OUTCOMES

Buyer mix

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



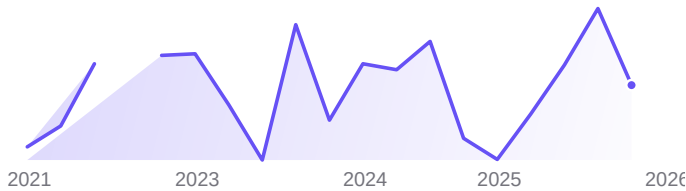
Sellers who sold at a gain

67%



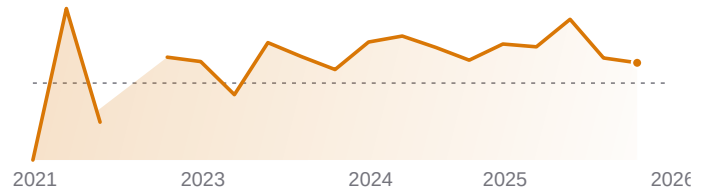
Typical hold before selling

4.7 yrs



Median annualized return at resale

+5.5%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,169
Median value (AVM)	\$457K
Median size	1,655 ft²
Median bedrooms	3
Median year built	1980
Single family	77%
Condos	0.5%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	100%
Underwater (LTV 125% or more)	0%
Owner occupied	81%
Company owned	18%
Median loan-to-value	0%

Typical ownership tenure

22.8 yrs

COMMUNITY

Population	2,489
Density	90 / mi²
Median household income	\$84K
Average household income	\$105K
Crime index (US avg 100)	49
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	73
Homes occupied	92%
Bachelor's or higher	21%
Poverty rate	8.8%
Unemployment	0.7%
Average temp	43°F
Annual precip	43 in
Sunshine	49%

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.