

Randolph 05060

ZIP code · VT · Vermont > Orange County > Randolph

BALANCED MARKET

\$425K

MEDIAN SALE PRICE

+177.2%

1-YR CHANGE

58

SALES (12 MO)

\$310K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



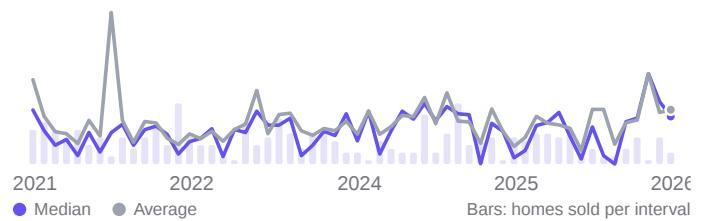
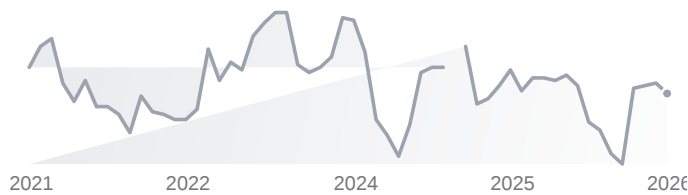
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$315K · Average \$354K

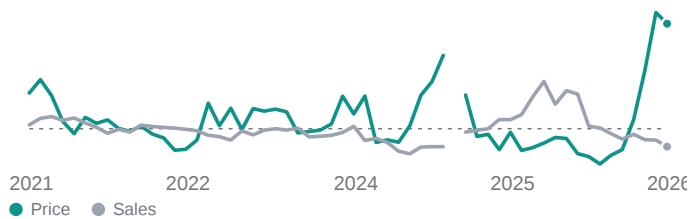


Growth (year over year)

Price +177.2% · Sales -30.1%

Price per square foot

\$181/ft²

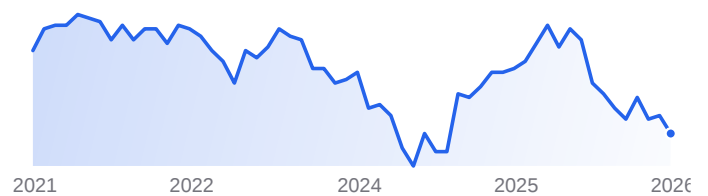
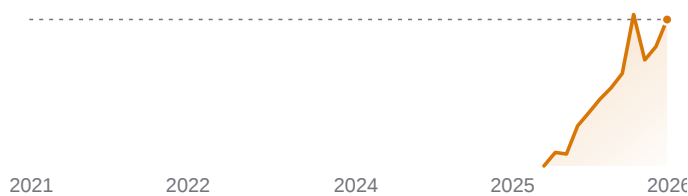


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

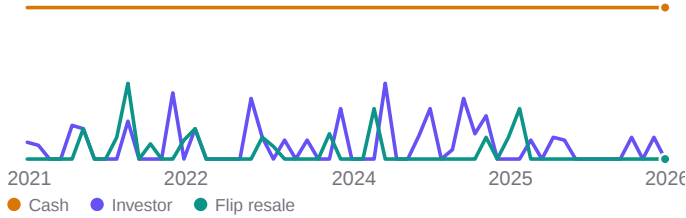
3.1%



BUYERS & OUTCOMES

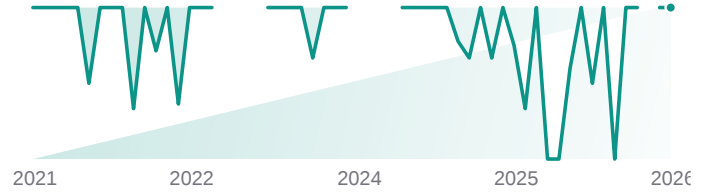
Buyer mix

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



Sellers who sold at a gain

100%



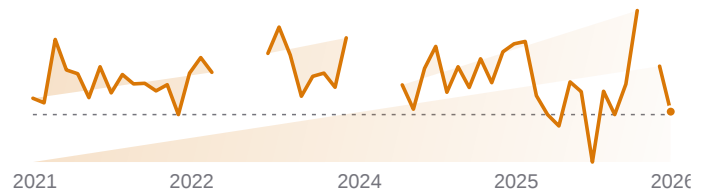
Typical hold before selling

3.3 yrs



Median annualized return at resale

+0.7%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,881
Median value (AVM)	\$310K
Median size	1,692 ft²
Median bedrooms	3
Median year built	1968
Single family	77%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	98%
Underwater (LTV 125% or more)	0%
Owner occupied	79%
Company owned	17%
Median loan-to-value	0%

Typical ownership tenure

20.6 yrs

COMMUNITY

Population	4,569
Density	63 / mi²
Median household income	\$71K
Average household income	\$85K
Crime index (US avg 100)	126
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	71
Homes occupied	87%
Bachelor's or higher	20%
Poverty rate	6.8%
Unemployment	0.8%
Average temp	42°F
Annual precip	44 in
Sunshine	49%

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.