

Sharon 05065

ZIP code · VT · Vermont · Windsor County

BUYER'S MARKET

\$158K

MEDIAN SALE PRICE

-65.7%

1-YR CHANGE

15

SALES (12 MO)

\$388K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



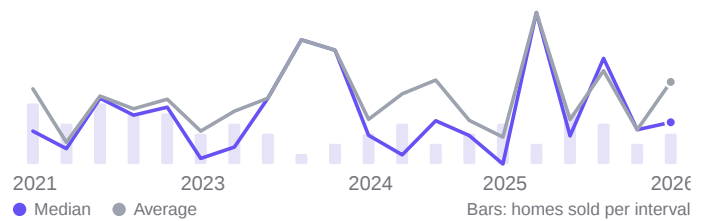
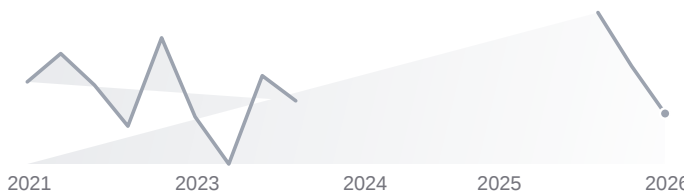
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

37 / 100

Sale prices

Median \$210K · Average \$352K

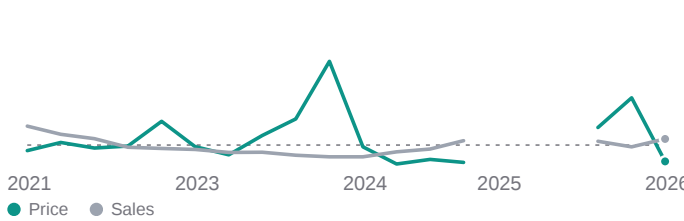


Growth (year over year)

Price -65.7% · Sales +25.0%

Price per square foot

\$219/ft²

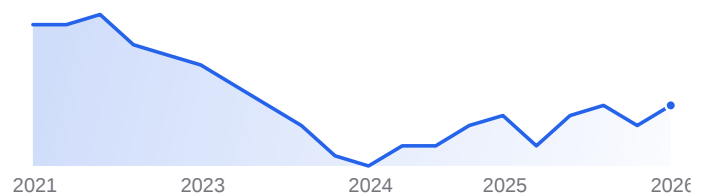


Sale premium vs estimated value

+27.2%

Annual turnover (share of homes sold)

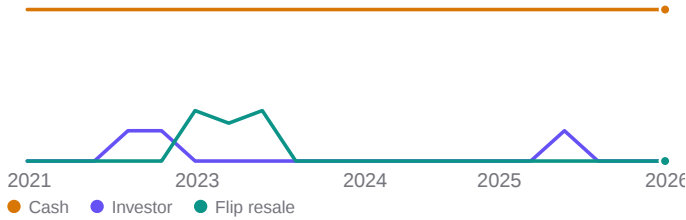
3.1%



BUYERS & OUTCOMES

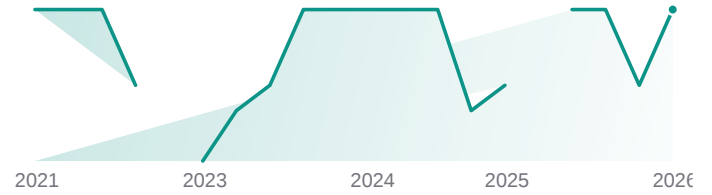
Buyer mix

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



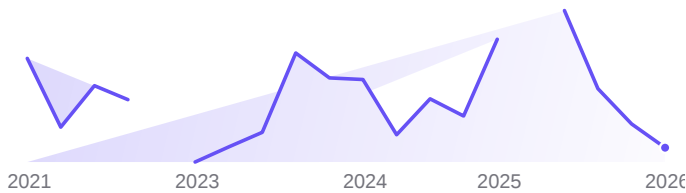
Sellers who sold at a gain

100%



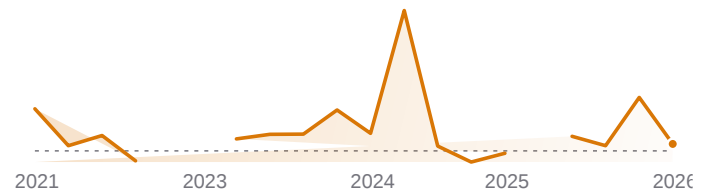
Typical hold before selling

1.9 yrs



Median annualized return at resale

+4.2%



HOUSING STOCK

Homes	482
Median value (AVM)	\$388K
Median size	1,499 ft²
Median bedrooms	3
Median year built	1985
Single family	65%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	98%
Underwater (LTV 125% or more)	0%
Owner occupied	75%
Company owned	18%
Median loan-to-value	0%
Typical ownership tenure	22.4 yrs

COMMUNITY

Population	1,075
Density	38 / mi²
Median household income	\$72K
Average household income	\$88K

Crime index (US avg 100)	85
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	76
Homes occupied	86%
Bachelor's or higher	27%
Poverty rate	4.9%
Unemployment	0.7%
Average temp	43°F
Annual precip	40 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.