

South Ryegate 05069

ZIP code · VT · Vermont > Orange County

SELLER'S MARKET

\$235K

MEDIAN SALE PRICE

+10.9%

1-YR CHANGE

11

SALES (12 MO)

\$279K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 75 / 100

Buyer's market

Balanced

Seller's market

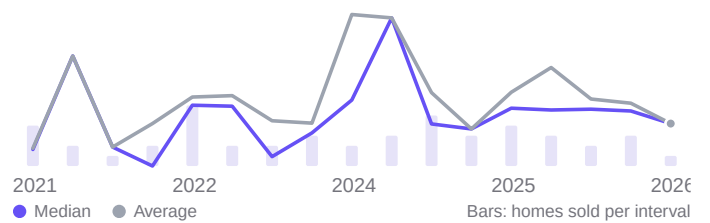
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

75 / 100

Sale prices

Median \$180K · Average \$180K

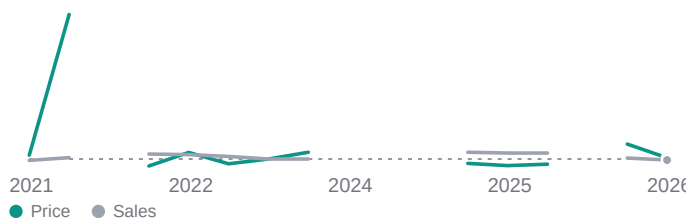


Growth (year over year)

Price +10.9% · Sales -8.3%

Price per square foot

\$174/ft²

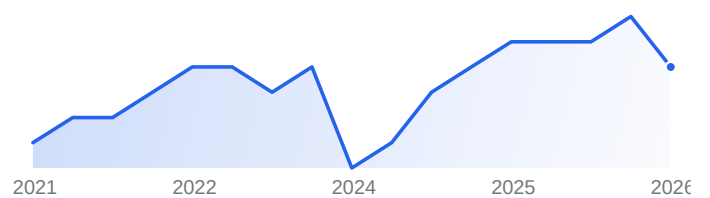
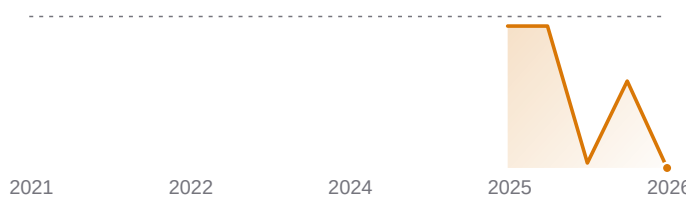


Sale premium vs estimated value

-52.7%

Annual turnover (share of homes sold)

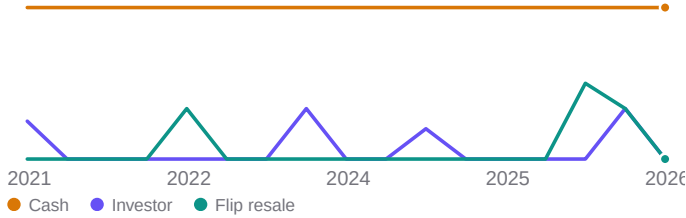
4.6%



BUYERS & OUTCOMES

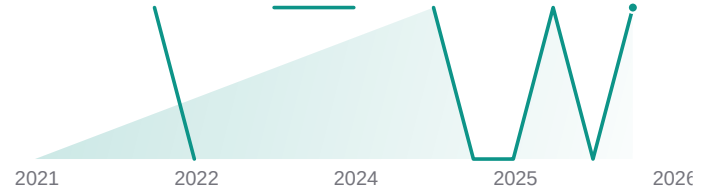
Buyer mix

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



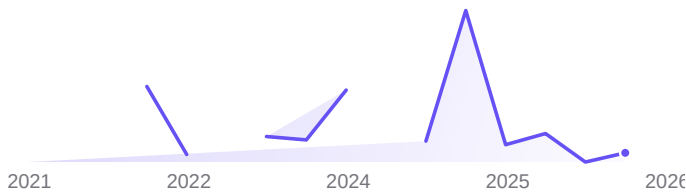
Sellers who sold at a gain

100%



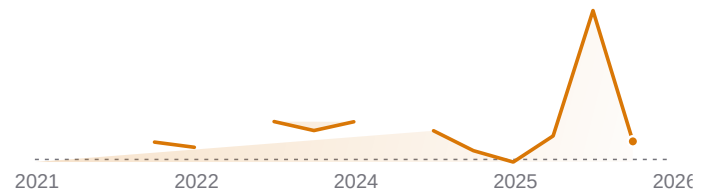
Typical hold before selling

1.3 yrs



Median annualized return at resale

+6.8%



HOUSING STOCK

Homes	240
Median value (AVM)	\$279K
Median size	1,472 ft²
Median bedrooms	3
Median year built	1981
Single family	92%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	99%
Underwater (LTV 125% or more)	0%
Owner occupied	80%
Company owned	11%
Median loan-to-value	0%
Typical ownership tenure	22.8 yrs

COMMUNITY

Population	432
Density	28 / mi²
Median household income	\$76K
Average household income	\$84K

Crime index (US avg 100)	107
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	86
Homes occupied	73%
Bachelor's or higher	25%
Poverty rate	10.1%
Unemployment	0.8%
Average temp	41°F
Annual precip	41 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.