

East Berkshire 05447

ZIP code · VT · Vermont · Franklin County

\$13K

MEDIAN SALE PRICE

3

SALES (12 MO)

\$249K

MEDIAN VALUE (AVM)

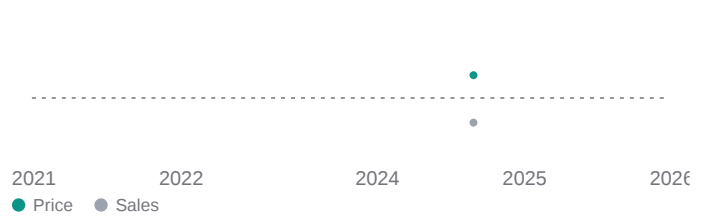
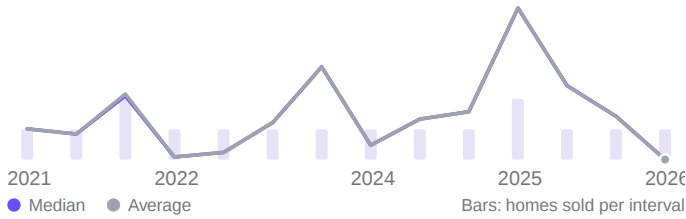
MARKET TRENDS (5 YEARS)

Sale prices

Median \$13K · Average \$13K

Growth (year over year)

Price +18.5% · Sales -20.0%

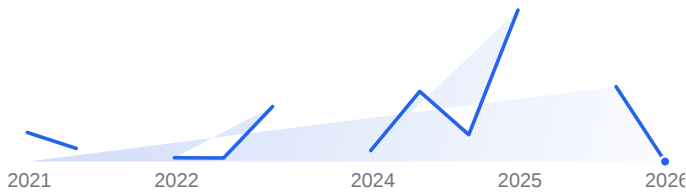


Price per square foot

\$11/ft²

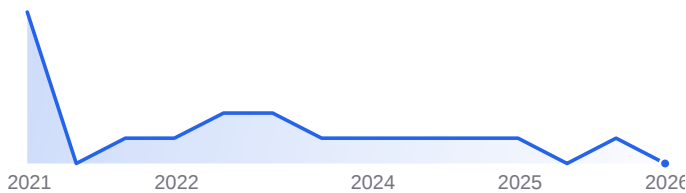
Sale premium vs estimated value

-92.1%



Annual turnover (share of homes sold)

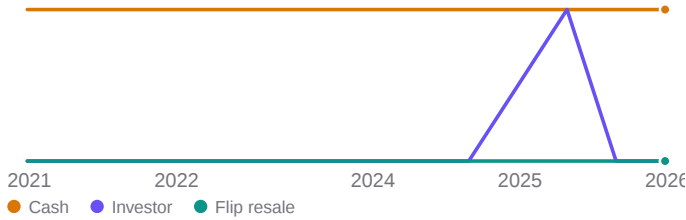
3.1%



BUYERS & OUTCOMES

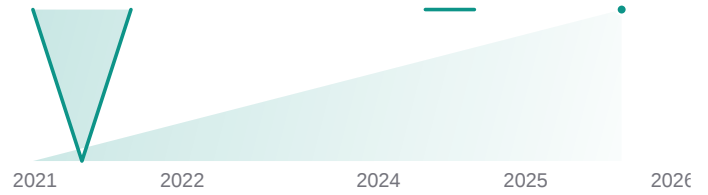
Buyer mix

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



Sellers who sold at a gain

100%



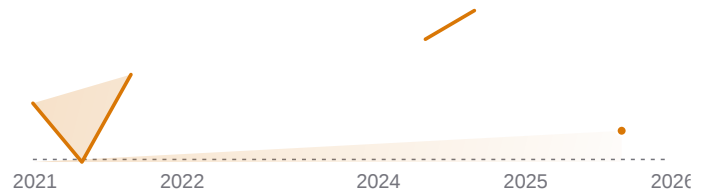
Typical hold before selling

1.5 yrs



Median annualized return at resale

+4.2%



HOUSING STOCK

Homes	97
Median value (AVM)	\$249K
Median size	1,728 ft²
Median bedrooms	3
Median year built	1880
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	100%
Underwater (LTV 125% or more)	0%
Owner occupied	75%
Company owned	14%
Median loan-to-value	0%
Typical ownership tenure	7.1 yrs

COMMUNITY

Population	19
Density	37 / mi²
Median household income	\$74K
Average household income	\$93K

Crime index (US avg 100)	104
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	93
Homes occupied	93%
Bachelor's or higher	13%
Poverty rate	16.1%
Unemployment	0.7%
Average temp	42°F
Annual precip	45 in
Sunshine	49%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.