

New Haven 05472

ZIP code · VT · Vermont > Addison County > New Haven

BALANCED MARKET

\$250K

MEDIAN SALE PRICE

-57.9%

1-YR CHANGE

24

SALES (12 MO)

\$450K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 52 / 100

Buyer's market

Balanced

Seller's market

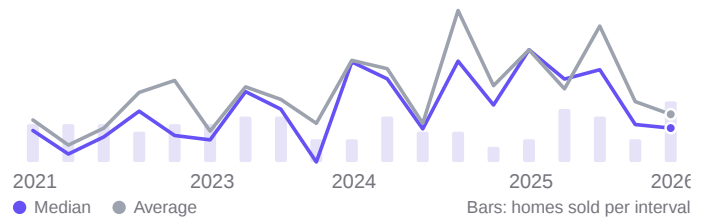
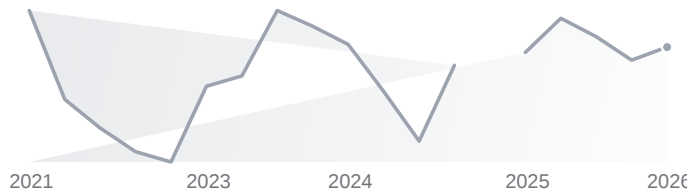
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

52 / 100

Sale prices

Median \$270K · Average \$327K

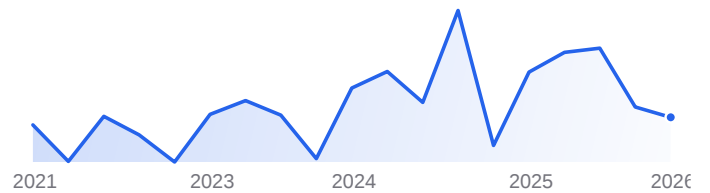
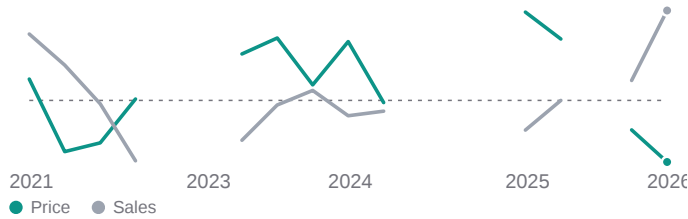


Growth (year over year)

Price -57.9% · Sales +84.6%

Price per square foot

\$177/ft²

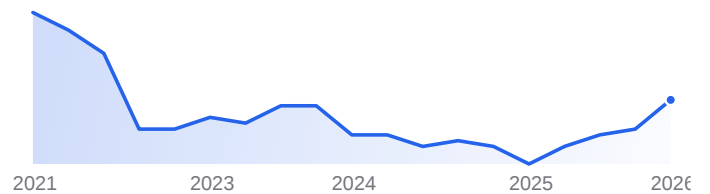
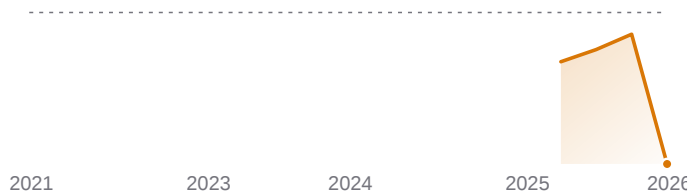


Sale premium vs estimated value

-12.2%

Annual turnover (share of homes sold)

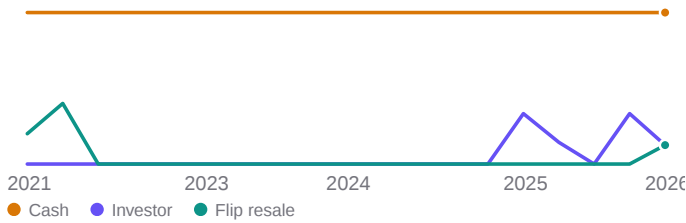
3.3%



BUYERS & OUTCOMES

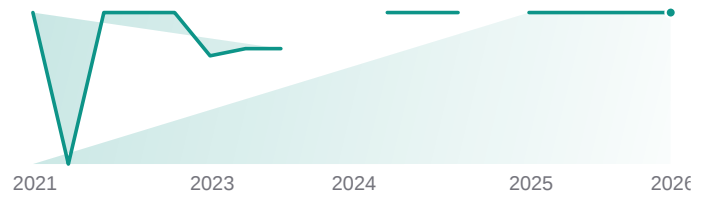
Buyer mix

Cash 100% · Investor 13% · Flip resale 13%



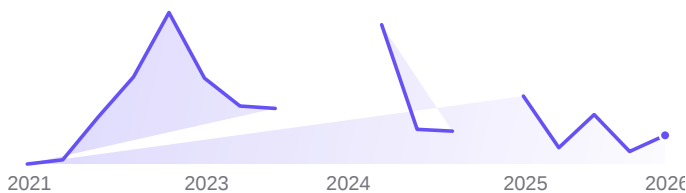
Sellers who sold at a gain

100%



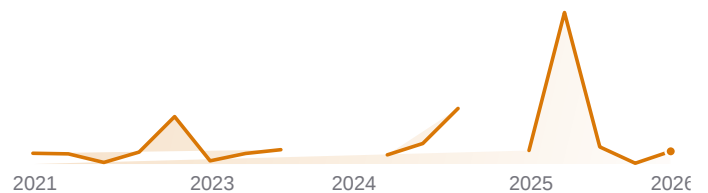
Typical hold before selling

3.0 yrs



Median annualized return at resale

+7.9%



HOUSING STOCK

Homes	732
Median value (AVM)	\$450K
Median size	1,768 ft²
Median bedrooms	3
Median year built	1985
Single family	79%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	89%
Underwater (LTV 125% or more)	0.4%
Owner occupied	87%
Company owned	24%
Median loan-to-value	0%
Typical ownership tenure	22.1 yrs

COMMUNITY

Population	1,838
Density	42 / mi²
Median household income	\$98K
Average household income	\$117K

Crime index (US avg 100)	65
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	85
Homes occupied	92%
Bachelor's or higher	19%
Poverty rate	6.1%
Unemployment	0.7%
Average temp	45°F
Annual precip	37 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.