

Wallingford 05773

ZIP code · VT · Vermont > Rutland County > Wallingford

SELLER'S MARKET

\$305K

MEDIAN SALE PRICE

+11.7%

1-YR CHANGE

44

SALES (12 MO)

\$322K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 67 / 100

Buyer's market

Balanced

Seller's market

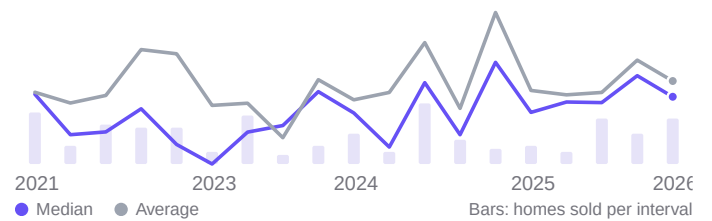
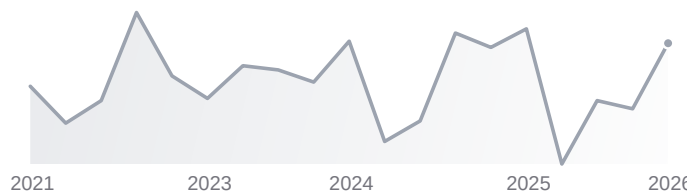
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

67 / 100

Sale prices

Median \$279K · Average \$323K

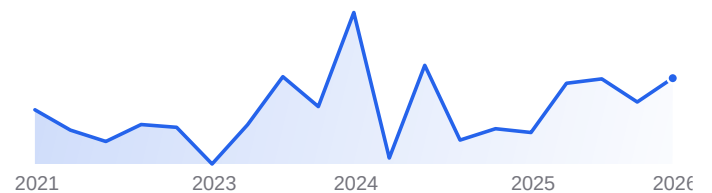
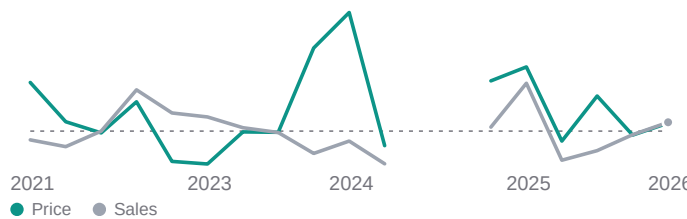


Growth (year over year)

Price +11.7% · Sales +12.8%

Price per square foot

\$206/ft²

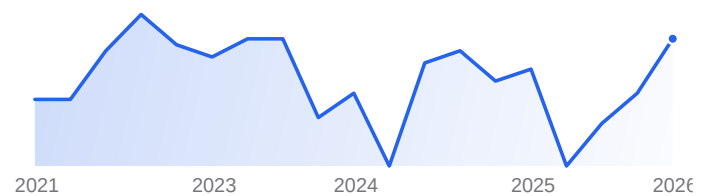
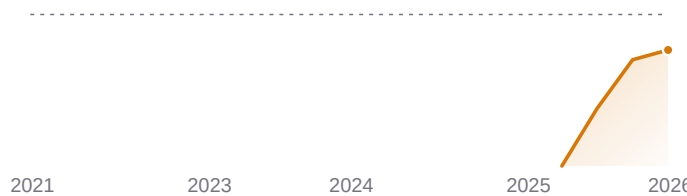


Sale premium vs estimated value

-1.4%

Annual turnover (share of homes sold)

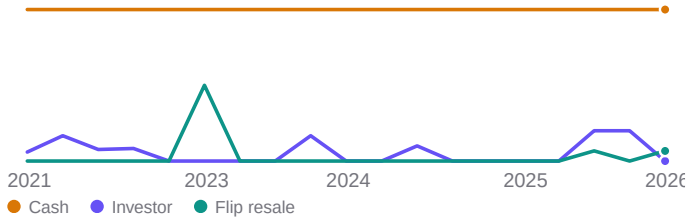
4.1%



BUYERS & OUTCOMES

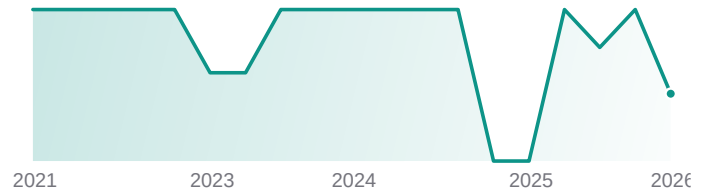
Buyer mix

Cash 100% · Investor 0% · Flip resale 6.7%



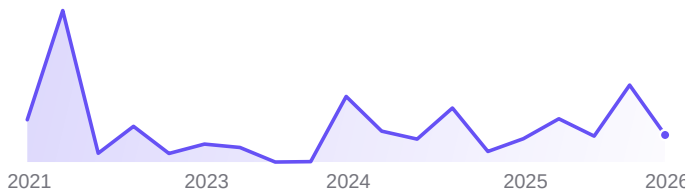
Sellers who sold at a gain

67%



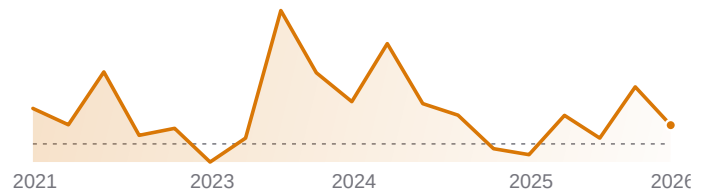
Typical hold before selling

3.9 yrs



Median annualized return at resale

+7.4%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,064
Median value (AVM)	\$322K
Median size	1,584 ft²
Median bedrooms	3
Median year built	1970
Single family	82%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	100%
Underwater (LTV 125% or more)	0%
Owner occupied	70%
Company owned	20%
Median loan-to-value	0%
Typical ownership tenure	23.0 yrs

COMMUNITY

Population	2,160
Density	31 / mi ²
Median household income	\$73K
Average household income	\$97K
Crime index (US avg 100)	126
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	66
Homes occupied	83%
Bachelor's or higher	20%
Poverty rate	14.0%
Unemployment	0.7%
Average temp	40°F
Annual precip	56 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.