

Barton 05822

ZIP code · VT · Vermont > Orleans County > Barton

BALANCED MARKET

\$209K

MEDIAN SALE PRICE

+81.9%

1-YR CHANGE

34

SALES (12 MO)

\$315K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



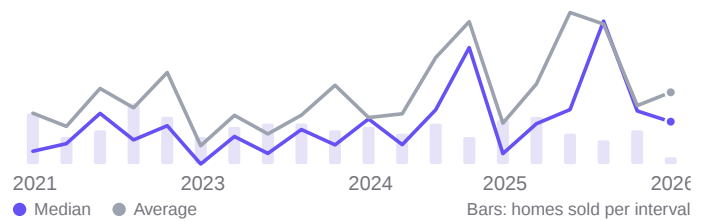
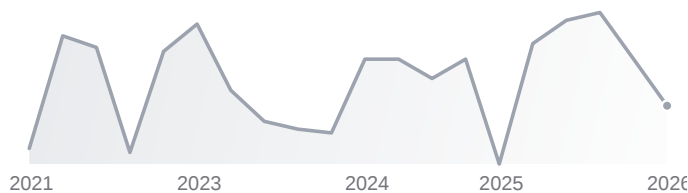
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

43 / 100

Sale prices

Median \$180K · Average \$250K

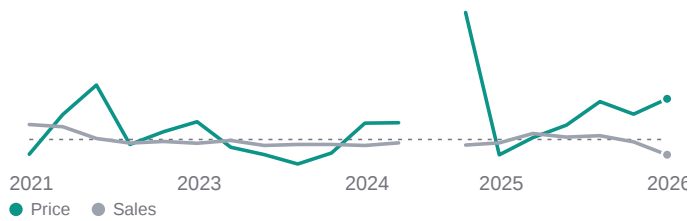


Growth (year over year)

Price +81.9% · Sales -30.6%

Price per square foot

\$126/ft²

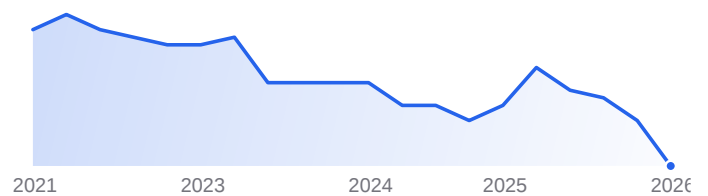


Sale premium vs estimated value

-0.5%

Annual turnover (share of homes sold)

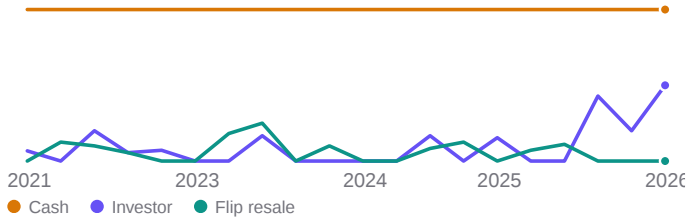
3.0%



BUYERS & OUTCOMES

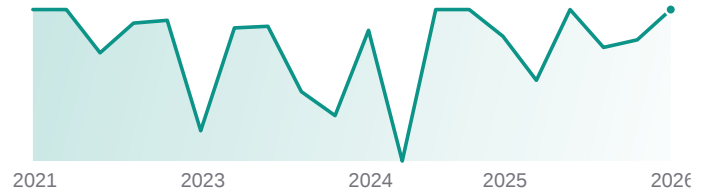
Buyer mix

Cash 100% · Investor 50% · Flip resale 0%



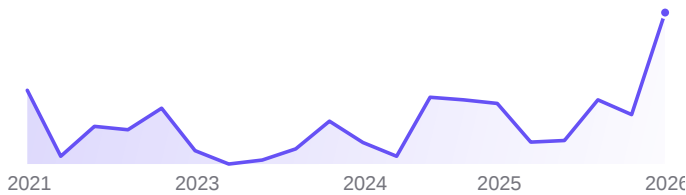
Sellers who sold at a gain

100%



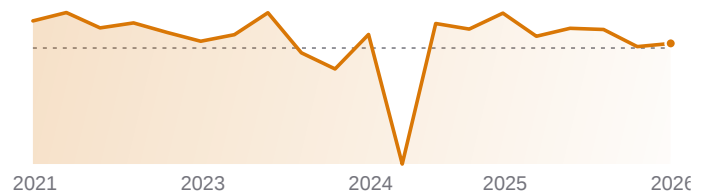
Typical hold before selling

17.0 yrs



Median annualized return at resale

+1.9%



HOUSING STOCK

Homes	1,148
Median value (AVM)	\$315K
Median size	1,509 ft²
Median bedrooms	3
Median year built	1975
Single family	62%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	98%
Underwater (LTV 125% or more)	0%
Owner occupied	58%
Company owned	15%
Median loan-to-value	0%
Typical ownership tenure	22.2 yrs

COMMUNITY

Population	2,292
Density	45 / mi²
Median household income	\$57K
Average household income	\$70K

Crime index (US avg 100)	152
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	74
Homes occupied	78%
Bachelor's or higher	24%
Poverty rate	11.4%
Unemployment	1.1%
Average temp	40°F
Annual precip	44 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.