

Newport Center 05857

ZIP code · VT · Vermont > Orleans County > Newport Center

BUYER'S MARKET

\$327K

MEDIAN SALE PRICE

-29.4%

1-YR CHANGE

28

SALES (12 MO)

\$273K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



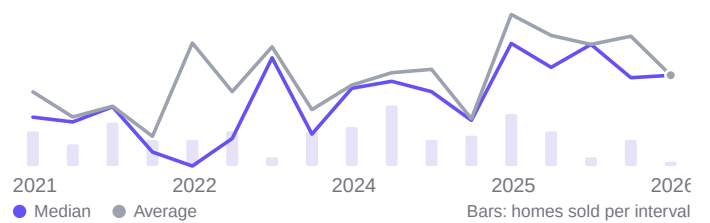
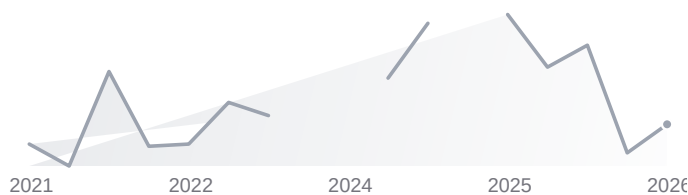
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

38 / 100

Sale prices

Median \$295K · Average \$295K

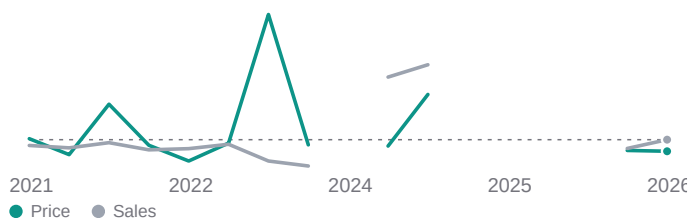


Growth (year over year)

Price -29.4% · Sales +0.0%

Price per square foot

\$94/ft²

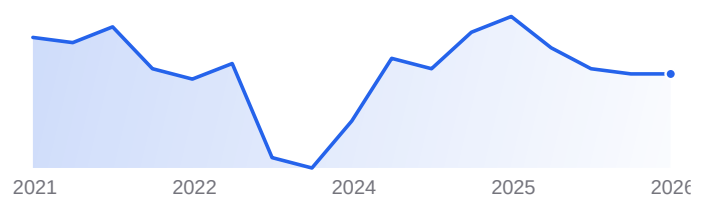
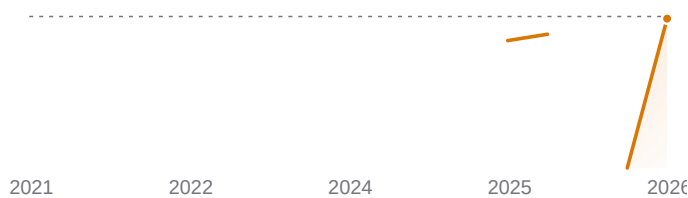


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

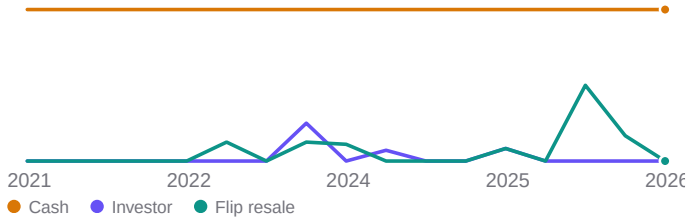
3.9%



BUYERS & OUTCOMES

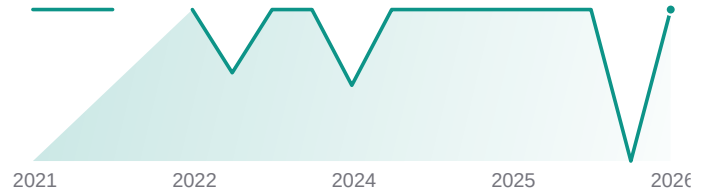
Buyer mix

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



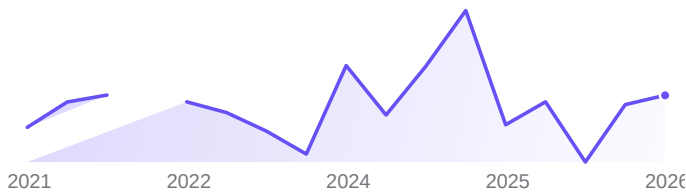
Sellers who sold at a gain

100%



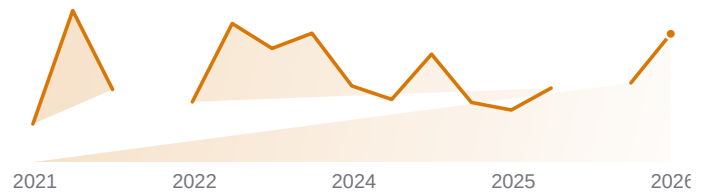
Typical hold before selling

6.1 yrs



Median annualized return at resale

+11.6%



HOUSING STOCK

Homes	716
Median value (AVM)	\$273K
Median size	1,380 ft²
Median bedrooms	3
Median year built	1982
Single family	75%
Condos	6.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	100%
Underwater (LTV 125% or more)	0%
Owner occupied	68%
Company owned	9.8%
Median loan-to-value	0%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	1,660
Density	38 / mi²
Median household income	\$66K

Average household income	\$93K
Crime index (US avg 100)	101
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	74
Homes occupied	78%
Bachelor's or higher	15%
Poverty rate	7.7%
Unemployment	1.4%
Average temp	41°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.