

Lunenburg 05906

ZIP code · VT · Vermont > Essex County > Lunenburg

SELLER'S MARKET

\$172K

MEDIAN SALE PRICE

+12.9%

1-YR CHANGE

31

SALES (12 MO)

\$211K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 71 / 100

Buyer's market

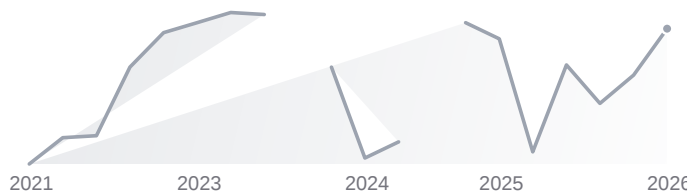
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

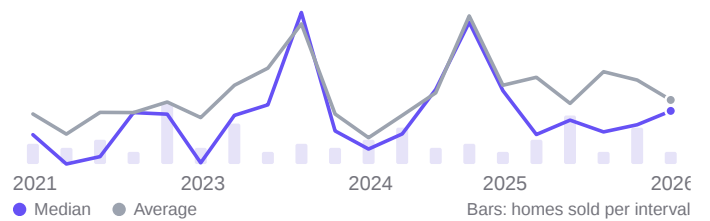
Market temperature (0–100)

71 / 100



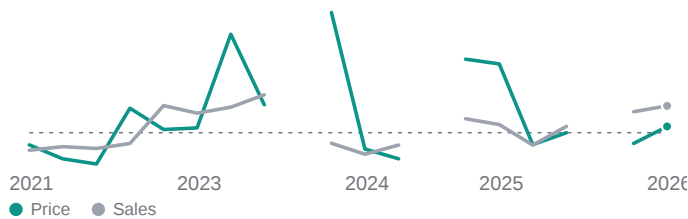
Sale prices

Median \$140K · Average \$163K



Growth (year over year)

Price +12.9% · Sales +55.0%



Price per square foot

\$127/ft²



Sale premium vs estimated value

+19.2%



Annual turnover (share of homes sold)

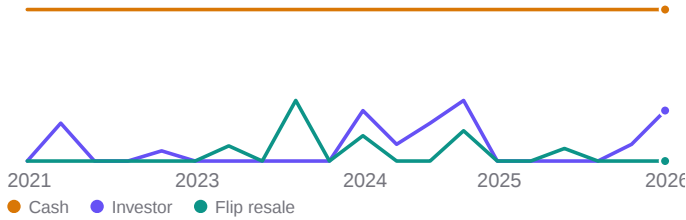
4.5%



BUYERS & OUTCOMES

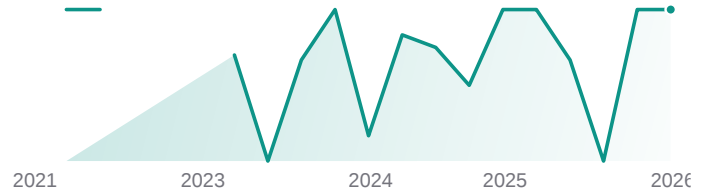
Buyer mix

Cash 100% · Investor 33% · Flip resale 0%



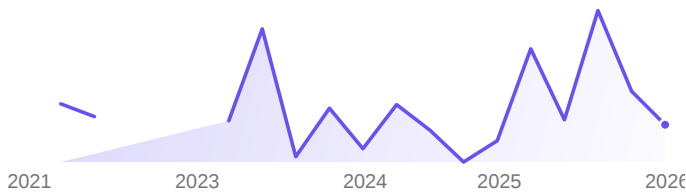
Sellers who sold at a gain

100%



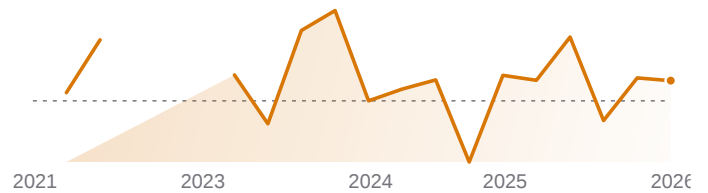
Typical hold before selling

4.2 yrs



Median annualized return at resale

+5.0%



HOUSING STOCK

Homes	693
Median value (AVM)	\$211K
Median size	1,300 ft²
Median bedrooms	3
Median year built	1972
Single family	80%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	100%
Underwater (LTV 125% or more)	0%
Owner occupied	66%
Company owned	13%
Median loan-to-value	0%
Typical ownership tenure	23.9 yrs

COMMUNITY

Population	1,103
Density	22 / mi²
Median household income	\$51K
Average household income	\$63K

Crime index (US avg 100)	97
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	85
Homes occupied	68%
Bachelor's or higher	10%
Poverty rate	12.8%
Unemployment	0.9%
Average temp	40°F
Annual precip	43 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.