

New Britain 06053

ZIP code · CT · Connecticut > Capitol > New Britain

BALANCED MARKET

\$486K

MEDIAN SALE PRICE

+64.5%

1-YR CHANGE

247

SALES (12 MO)

\$310K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100



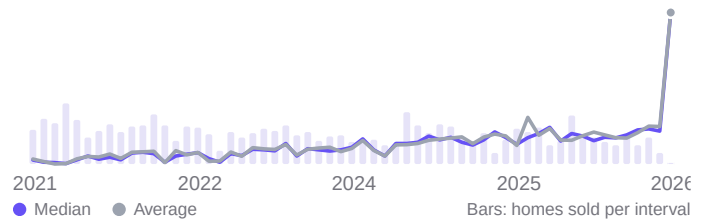
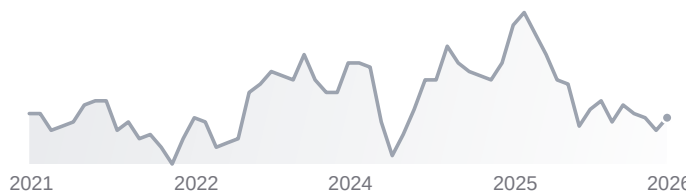
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

54 / 100

Sale prices

Median \$800K · Average \$800K

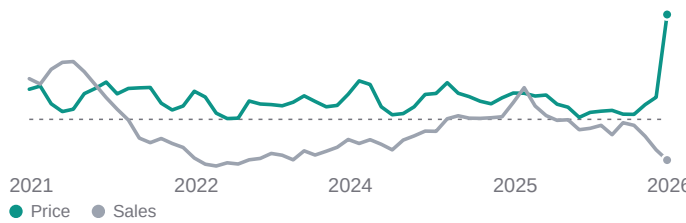


Growth (year over year)

Price +64.5% · Sales -25.2%

Price per square foot

\$319/ft²

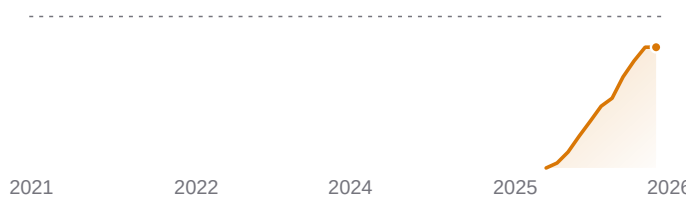


Sale premium vs estimated value

-1.3%

Annual turnover (share of homes sold)

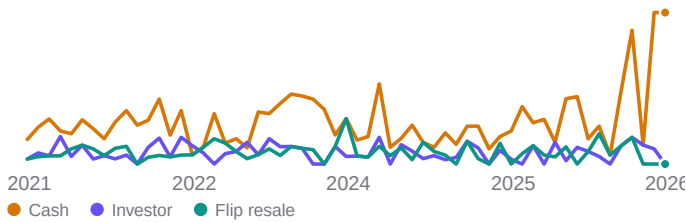
3.1%



BUYERS & OUTCOMES

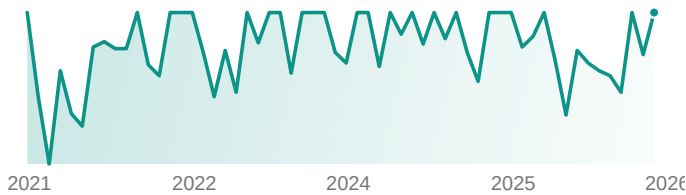
Buyer mix

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



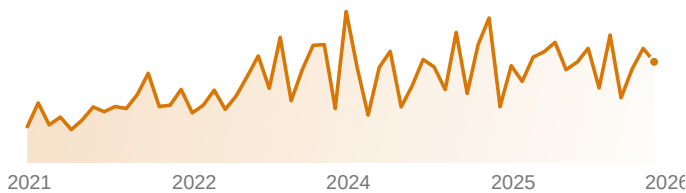
Sellers who sold at a gain

100%

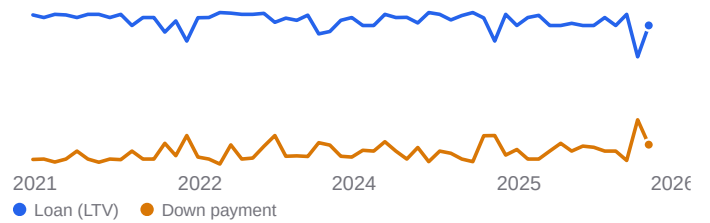


Median annualized return at resale

+7.5%

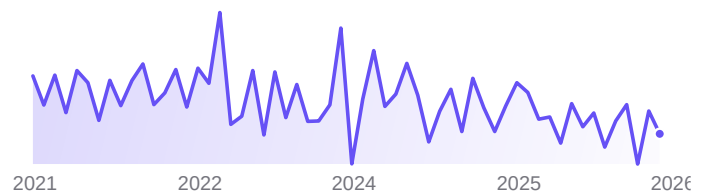


Financing (share of purchase price) Loan (LTV) 90% · Down payment 14%



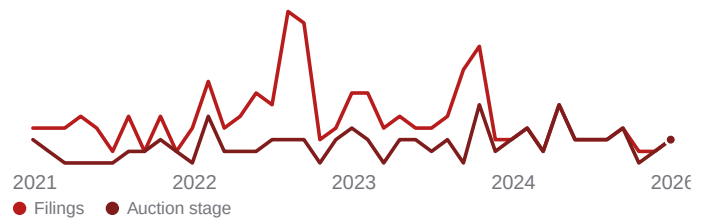
Typical hold before selling

5.2 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	7,976
Median value (AVM)	\$310K
Median size	1,380 ft²
Median bedrooms	3
Median year built	1955
Single family	69%
Condos	12%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	0.4%
Owner occupied	82%
Company owned	6.9%
Median loan-to-value	46%

Typical ownership tenure

15.7 yrs

COMMUNITY

Population	36,141
Density	4,415 / mi²
Median household income	\$66K
Average household income	\$83K
Crime index (US avg 100)	97
Air pollution index (US avg 100)	108
Earthquake index (US avg 100)	68
Homes occupied	94%
Bachelor's or higher	17%
Poverty rate	14.4%
Unemployment	1.1%
Average temp	49°F
Annual precip	52 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.