

Rocky Hill 06067

ZIP code · CT · Connecticut > Capitol

BALANCED MARKET

\$403K

MEDIAN SALE PRICE

+9.0%

1-YR CHANGE

216

SALES (12 MO)

\$432K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



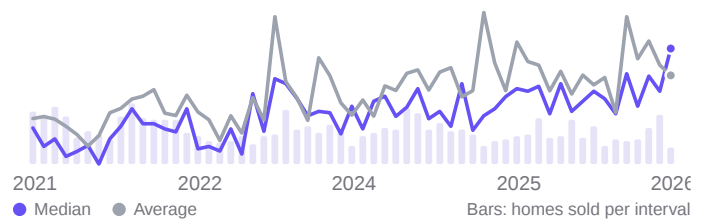
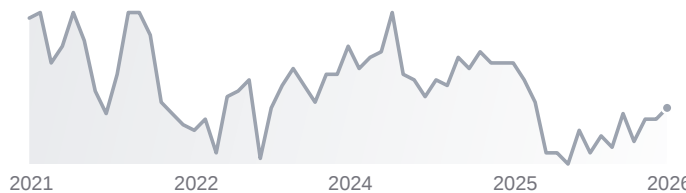
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$450K · Average \$397K

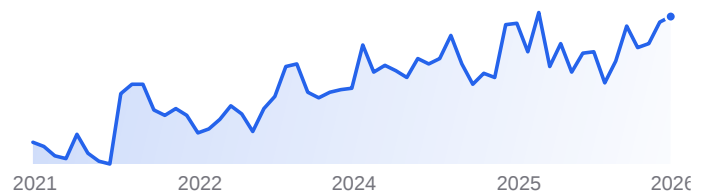
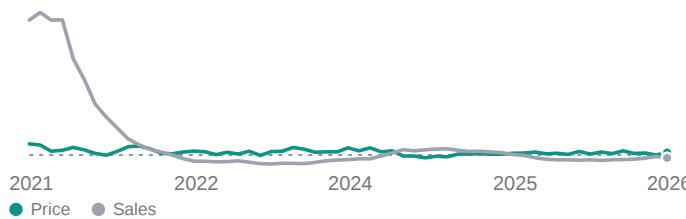


Growth (year over year)

Price +9.0% · Sales -9.6%

Price per square foot

\$274/ft²

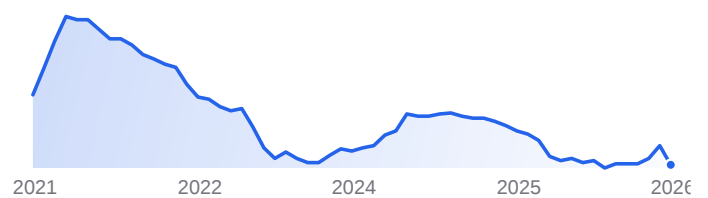
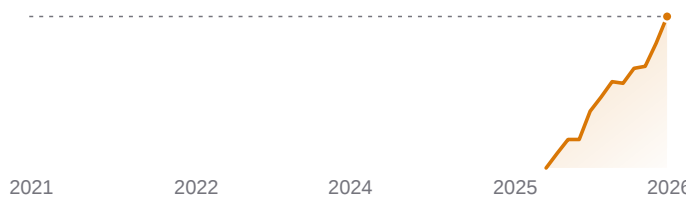


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

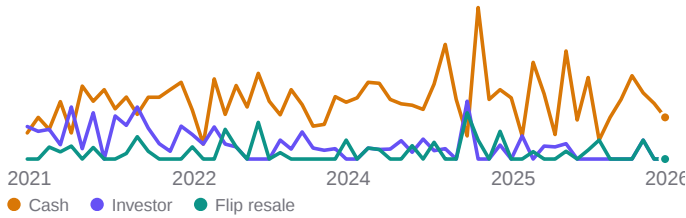
3.2%



BUYERS & OUTCOMES

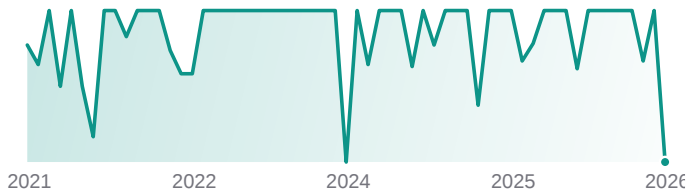
Buyer mix

Cash 20% · Investor 0% · Flip resale 0%



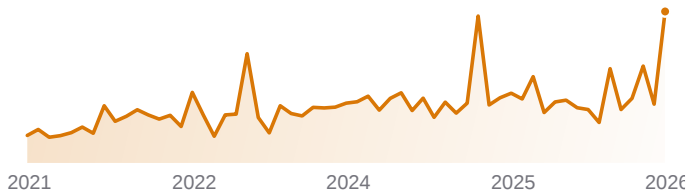
Sellers who sold at a gain

80%

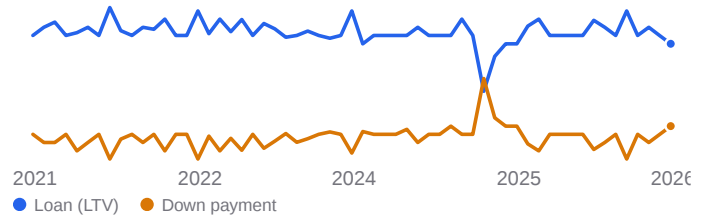


Median annualized return at resale

+9.6%

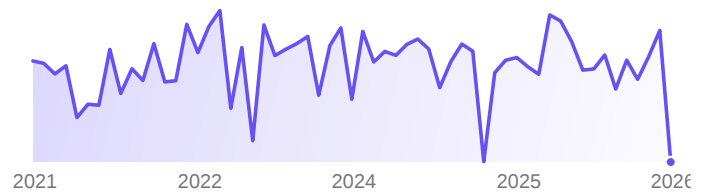


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



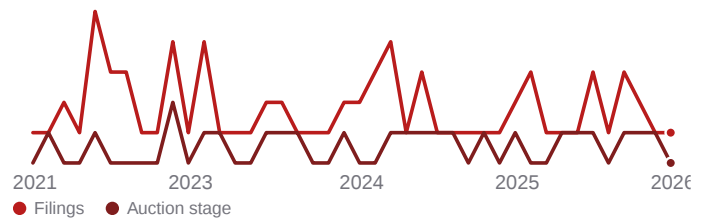
Typical hold before selling

5.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	6,664
Median value (AVM)	\$432K
Median size	1,472 ft²
Median bedrooms	3
Median year built	1976
Single family	60%
Condos	39%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	0.5%
Owner occupied	85%
Company owned	11%
Median loan-to-value	39%

Typical ownership tenure

18.7 yrs

COMMUNITY

Population	20,649
Density	1,480 / mi²
Median household income	\$105K
Average household income	\$124K
Crime index (US avg 100)	48
Air pollution index (US avg 100)	113
Earthquake index (US avg 100)	65
Homes occupied	95%
Bachelor's or higher	31%
Poverty rate	3.8%
Unemployment	1.1%
Average temp	49°F
Annual precip	49 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.