

South Glastonbury 06073

ZIP code · CT · Connecticut > Capitol

BALANCED MARKET

\$670K

MEDIAN SALE PRICE

-1.5%

1-YR CHANGE

83

SALES (12 MO)

\$693K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100



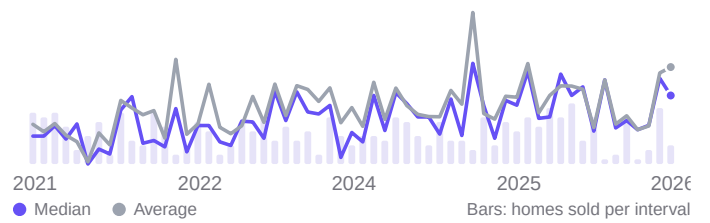
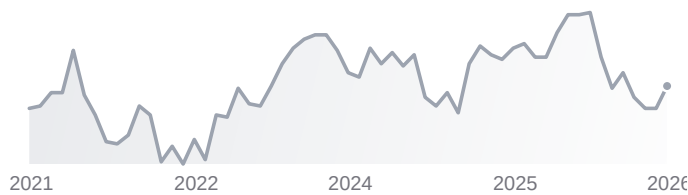
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

54 / 100

Sale prices

Median \$700K · Average \$899K

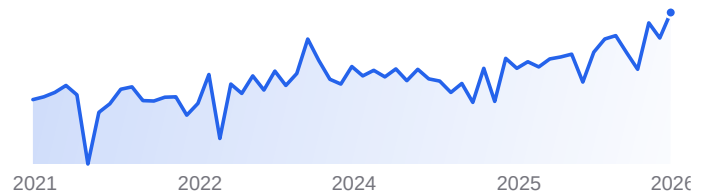
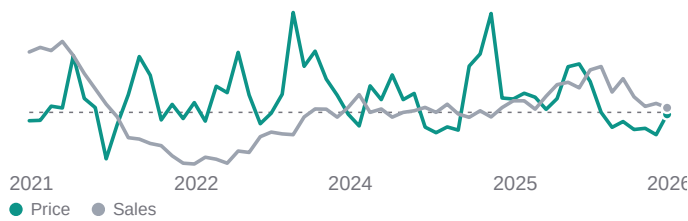


Growth (year over year)

Price -1.5% · Sales +3.8%

Price per square foot

\$386/ft²

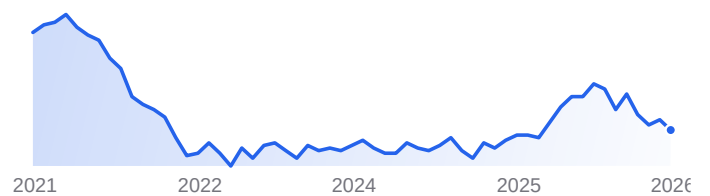
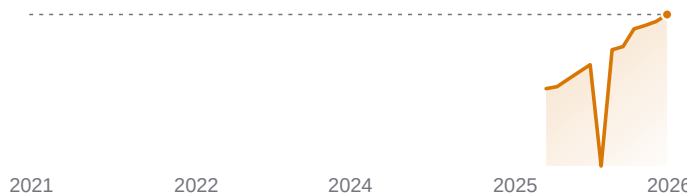


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

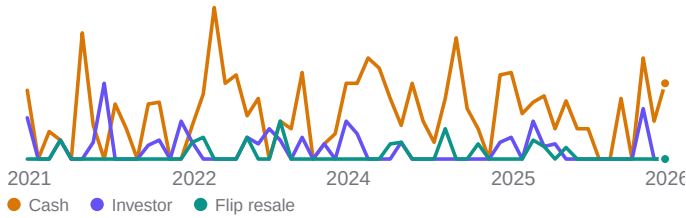
3.8%



BUYERS & OUTCOMES

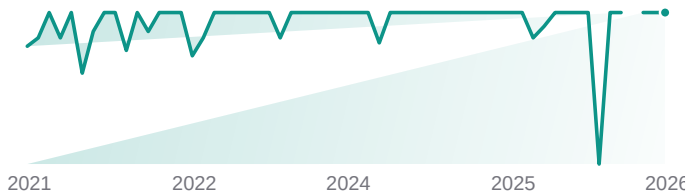
Buyer mix

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



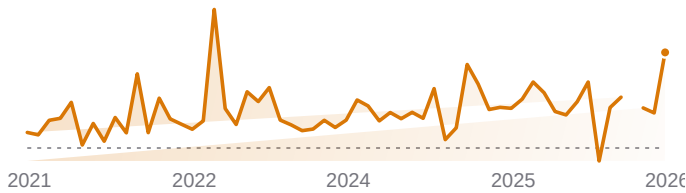
Sellers who sold at a gain

100%

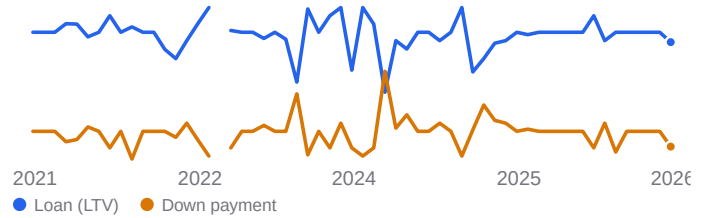


Median annualized return at resale

+10.6%

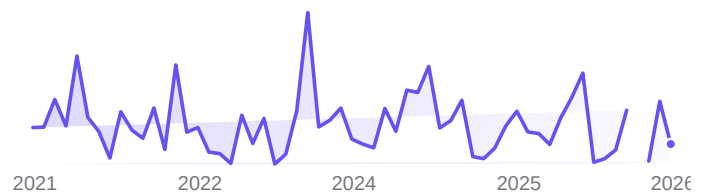


Financing (share of purchase price) Loan (LTV) 74% · Down payment 11%



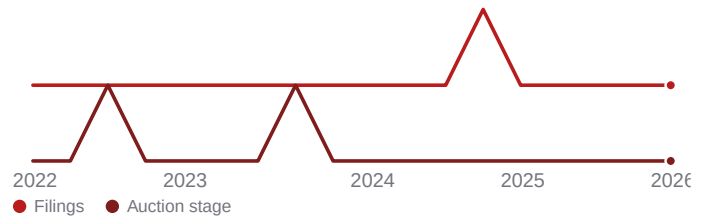
Typical hold before selling

6.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,182
Median value (AVM)	\$693K
Median size	2,442 ft²
Median bedrooms	4
Median year built	1987
Single family	82%
Condos	13%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	0.8%
Owner occupied	88%
Company owned	12%
Median loan-to-value	46%

Typical ownership tenure

16.1 yrs

COMMUNITY

Population	6,296
Density	342 / mi²
Median household income	\$170K
Average household income	\$193K
Crime index (US avg 100)	68
Air pollution index (US avg 100)	111
Earthquake index (US avg 100)	62
Homes occupied	96%
Bachelor's or higher	29%
Poverty rate	2.5%
Unemployment	1.1%
Average temp	49°F
Annual precip	50 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.