

Hartford 06106

ZIP code · CT · Connecticut > Capitol > Hartford

BALANCED MARKET

\$313K

MEDIAN SALE PRICE

+15.6%

1-YR CHANGE

166

SALES (12 MO)

\$247K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 53 / 100



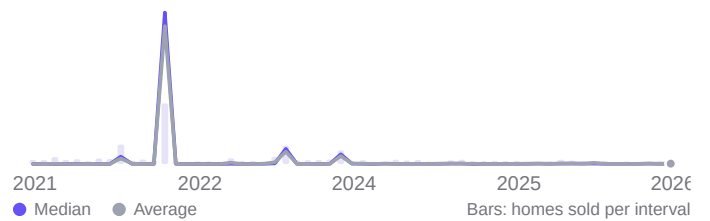
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

53 / 100

Sale prices

Median \$315K · Average \$324K

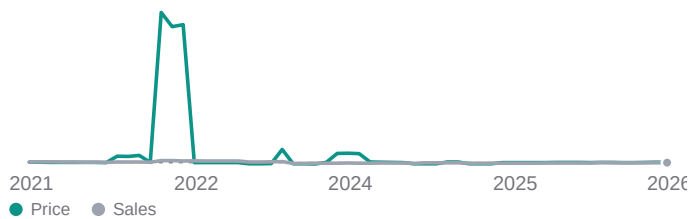


Growth (year over year)

Price +15.6% · Sales -7.8%

Price per square foot

\$189/ft²



Sale premium vs estimated value

+14.5%

Annual turnover (share of homes sold)

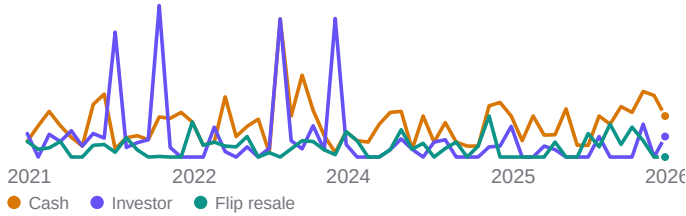
2.4%



BUYERS & OUTCOMES

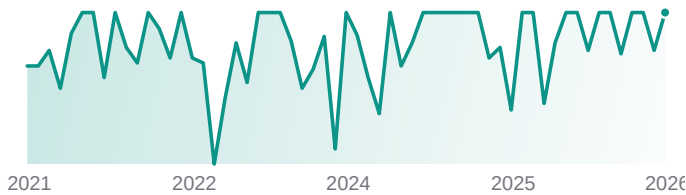
Buyer mix

Cash 25% · Investor 13% · Flip resale 0%



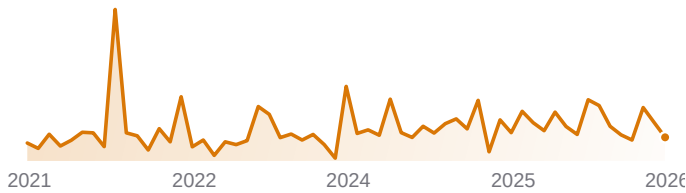
Sellers who sold at a gain

100%

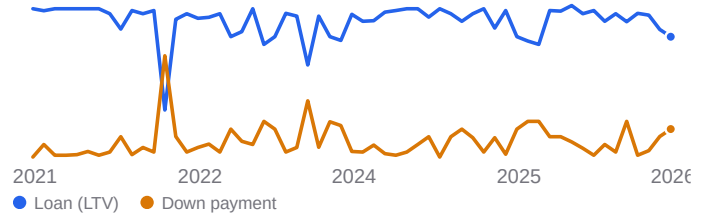


Median annualized return at resale

+3.9%

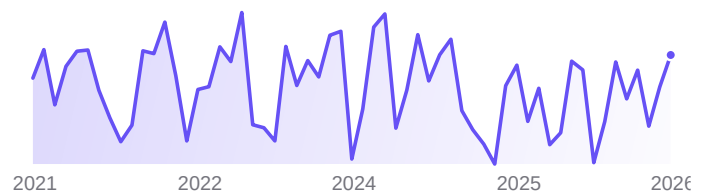


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



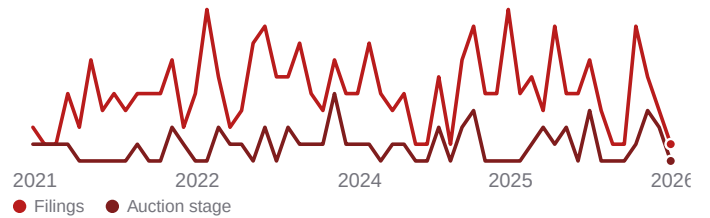
Typical hold before selling

14.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	6,782
Median value (AVM)	\$247K
Median size	1,222 ft²
Median bedrooms	3
Median year built	1933
Single family	38%
Condos	36%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	0.8%
Owner occupied	47%
Company owned	38%
Median loan-to-value	41%

Typical ownership tenure

20.3 yrs

COMMUNITY

Population	37,393
Density	8,915 / mi²
Median household income	\$44K
Average household income	\$61K
Crime index (US avg 100)	113
Air pollution index (US avg 100)	104
Earthquake index (US avg 100)	62
Homes occupied	89%
Bachelor's or higher	11%
Poverty rate	22.8%
Unemployment	1.0%
Average temp	49°F
Annual precip	48 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.