

East Hartford 06108

ZIP code · CT · Connecticut > Capitol > East Hartford

BALANCED MARKET

\$341K

MEDIAN SALE PRICE

+18.7%

1-YR CHANGE

157

SALES (12 MO)

\$290K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



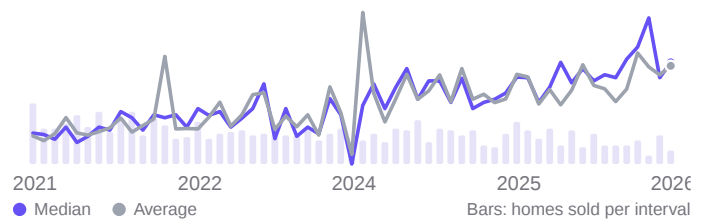
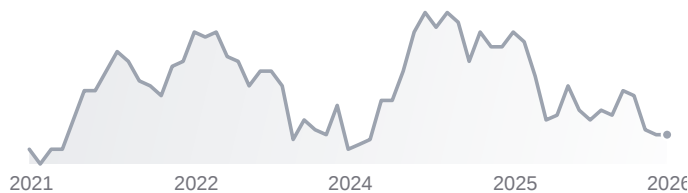
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$325K · Average \$319K

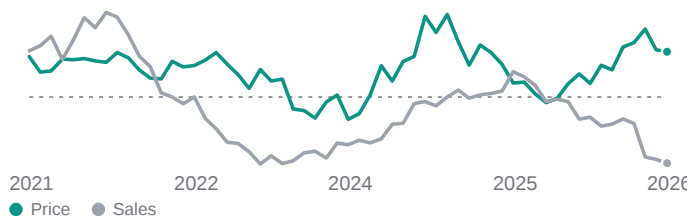


Growth (year over year)

Price +18.7% · Sales -27.3%

Price per square foot

\$257/ft²

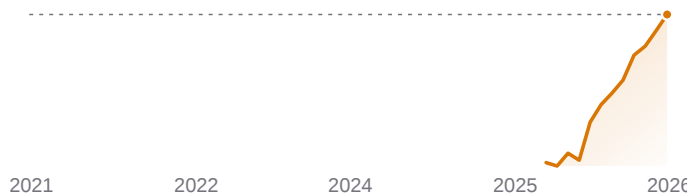


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

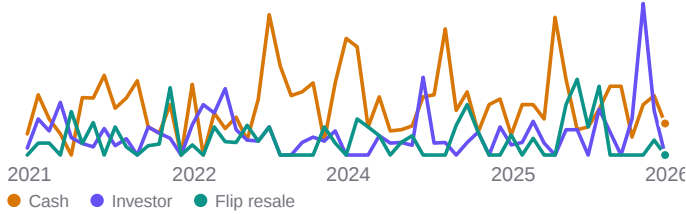
2.7%



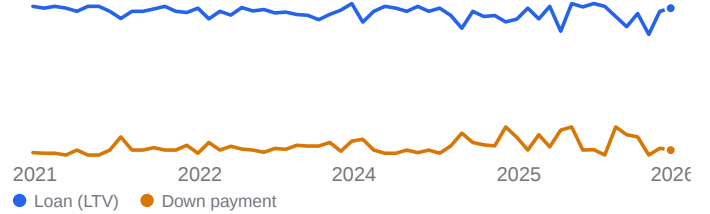
BUYERS & OUTCOMES

Buyer mix

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

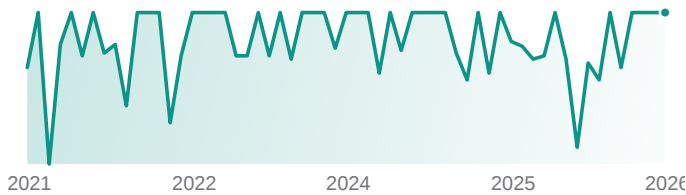


Financing (share of purchase price) Loan (LTV) 97% · Down payment 5.0%



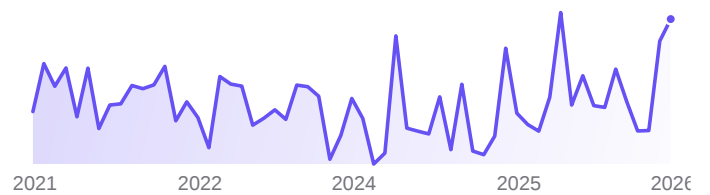
Sellers who sold at a gain

100%



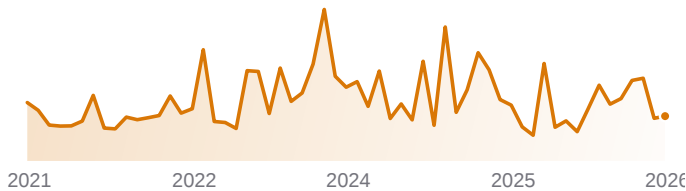
Typical hold before selling

21.7 yrs



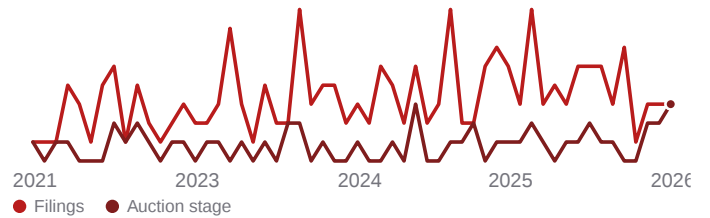
Median annualized return at resale

+4.0%



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	5,769
Median value (AVM)	\$290K
Median size	1,338 ft²
Median bedrooms	3
Median year built	1957
Single family	64%
Condos	18%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	0.8%
Owner occupied	72%
Company owned	15%
Median loan-to-value	48%

Typical ownership tenure

17.4 yrs

COMMUNITY

Population	25,210
Density	2,929 / mi²
Median household income	\$55K
Average household income	\$72K
Crime index (US avg 100)	87
Air pollution index (US avg 100)	105
Earthquake index (US avg 100)	66
Homes occupied	94%
Bachelor's or higher	11%
Poverty rate	13.5%
Unemployment	1.0%
Average temp	50°F
Annual precip	47 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.