

Uncasville 06382

ZIP code · CT · Connecticut > Southeastern Connecticut

BALANCED MARKET

\$365K

MEDIAN SALE PRICE

+8.0%

1-YR CHANGE

96

SALES (12 MO)

\$343K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100

Buyer's market

Balanced

Seller's market

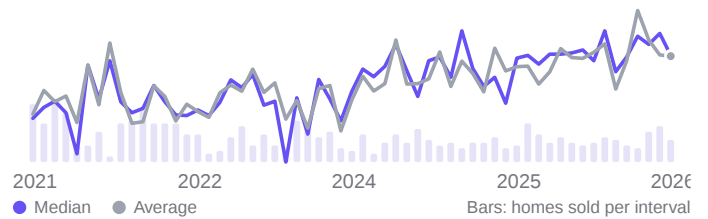
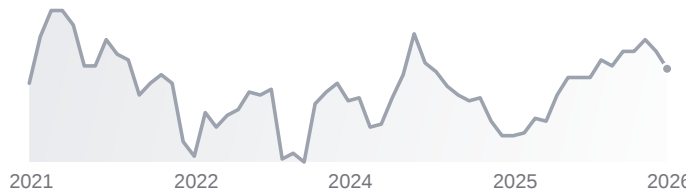
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$345K · Average \$344K

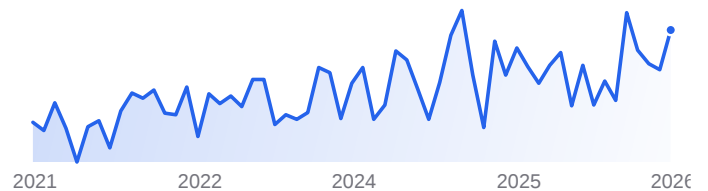
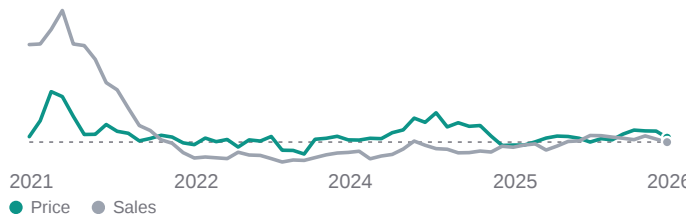


Growth (year over year)

Price +8.0% · Sales +0.0%

Price per square foot

\$304/ft²

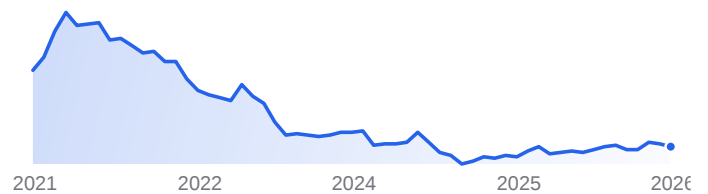
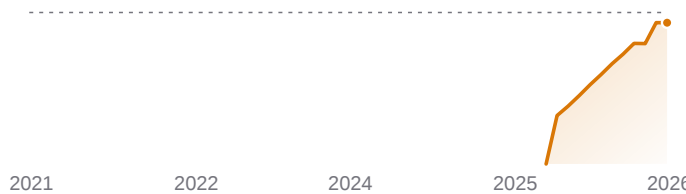


Sale premium vs estimated value

-0.5%

Annual turnover (share of homes sold)

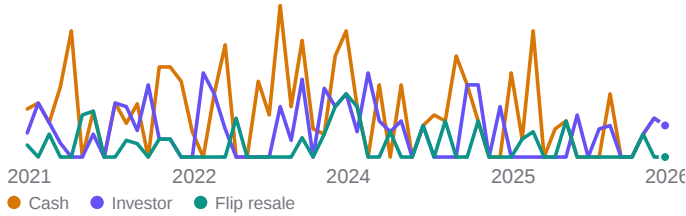
2.6%



BUYERS & OUTCOMES

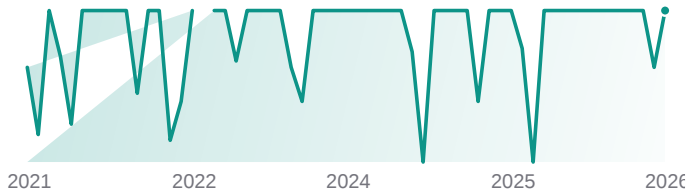
Buyer mix

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



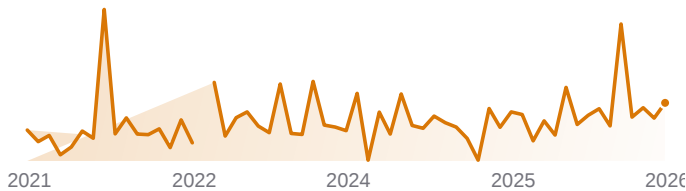
Sellers who sold at a gain

100%

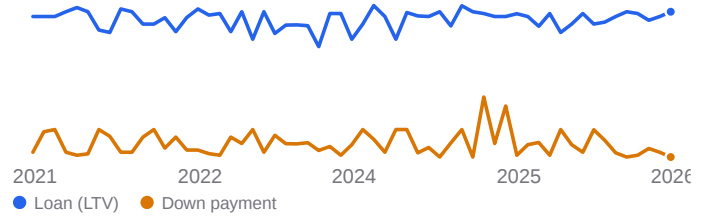


Median annualized return at resale

+6.9%

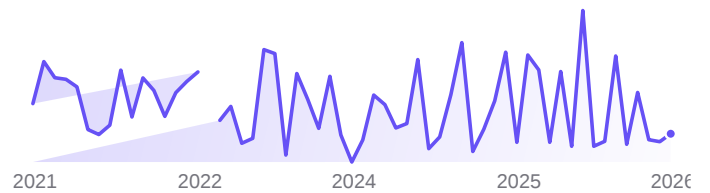


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



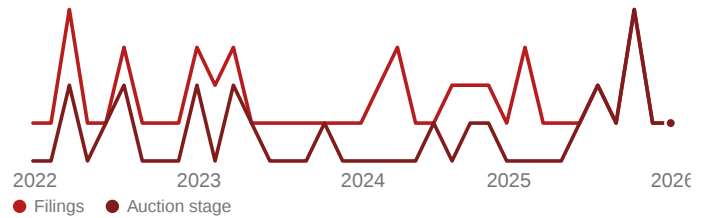
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,625
Median value (AVM)	\$343K
Median size	1,248 ft²
Median bedrooms	3
Median year built	1967
Single family	85%
Condos	5.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	0.9%
Owner occupied	83%
Company owned	5.9%
Median loan-to-value	46%

Typical ownership tenure

23.6 yrs

COMMUNITY

Population	10,613
Density	558 / mi²
Median household income	\$85K
Average household income	\$102K
Crime index (US avg 100)	89
Air pollution index (US avg 100)	115
Earthquake index (US avg 100)	55
Homes occupied	94%
Bachelor's or higher	15%
Poverty rate	7.8%
Unemployment	0.9%
Average temp	50°F
Annual precip	51 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.