

Milford 06461

ZIP code · CT · Connecticut > South Central Connecticut

BALANCED MARKET

\$475K

MEDIAN SALE PRICE

-6.2%

1-YR CHANGE

197

SALES (12 MO)

\$524K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100



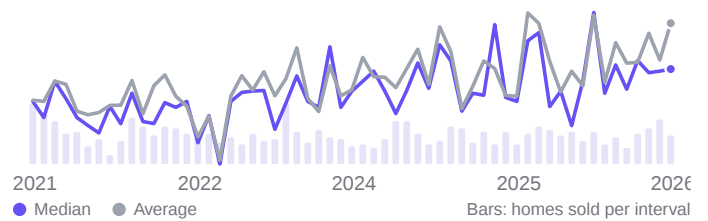
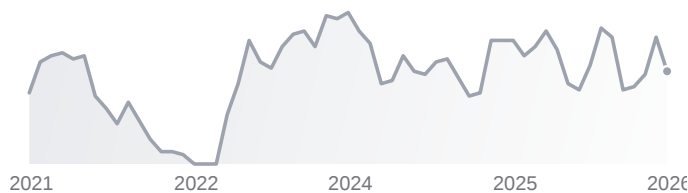
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

54 / 100

Sale prices

Median \$480K · Average \$594K

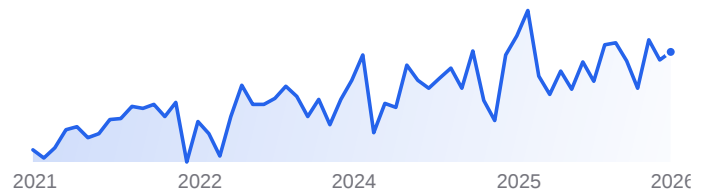
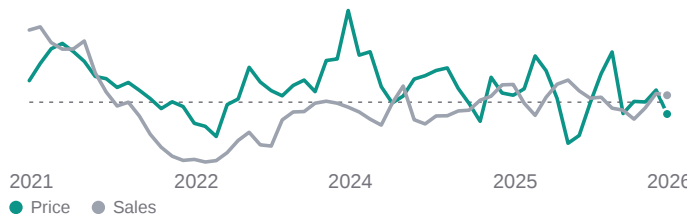


Growth (year over year)

Price -6.2% · Sales +3.7%

Price per square foot

\$330/ft²

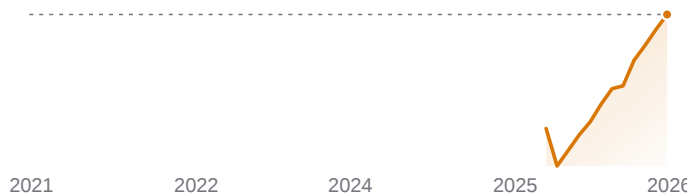


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

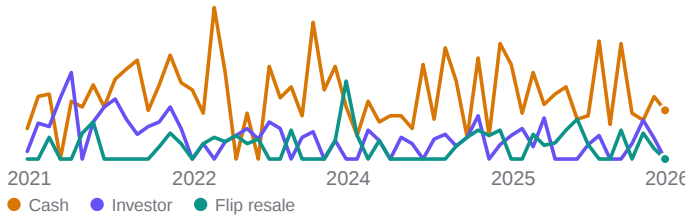
3.5%



BUYERS & OUTCOMES

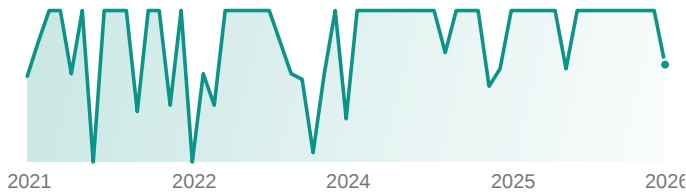
Buyer mix

Cash 19% · Investor 0% · Flip resale 0%



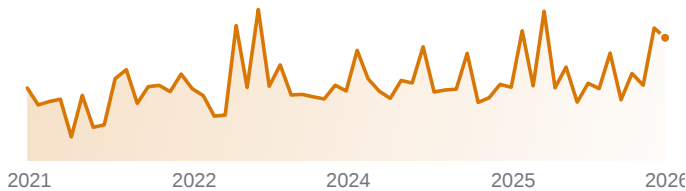
Sellers who sold at a gain

93%

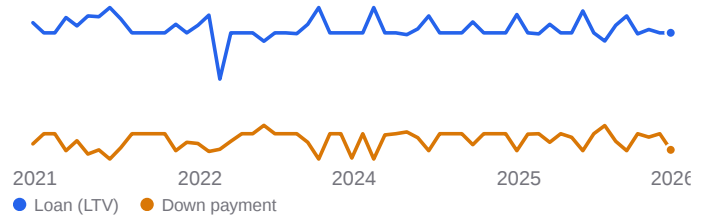


Median annualized return at resale

+6.4%

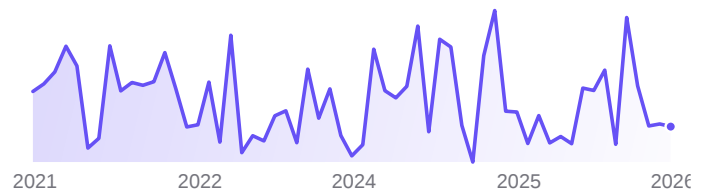


Financing (share of purchase price) Loan (LTV) 80% · Down payment 10%



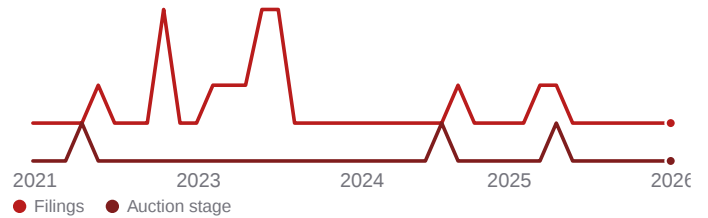
Typical hold before selling

8.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	5,613
Median value (AVM)	\$524K
Median size	1,504 ft²
Median bedrooms	3
Median year built	1976
Single family	79%
Condos	20%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	0.8%
Owner occupied	91%
Company owned	5.3%
Median loan-to-value	45%

Typical ownership tenure

18.4 yrs

COMMUNITY

Population	14,386
Density	1,395 / mi²
Median household income	\$125K
Average household income	\$145K
Crime index (US avg 100)	80
Air pollution index (US avg 100)	115
Earthquake index (US avg 100)	72
Homes occupied	96%
Bachelor's or higher	28%
Poverty rate	4.3%
Unemployment	1.1%
Average temp	52°F
Annual precip	47 in
Sunshine	58%

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.