

New Haven 06515

ZIP code · CT · Connecticut > South Central Connecticut > New Haven

BUYER'S MARKET

\$338K

MEDIAN SALE PRICE

-23.5%

1-YR CHANGE

106

SALES (12 MO)

\$378K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 33 / 100



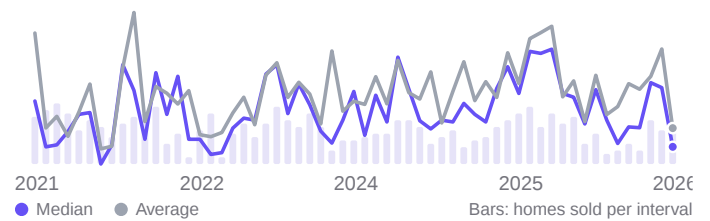
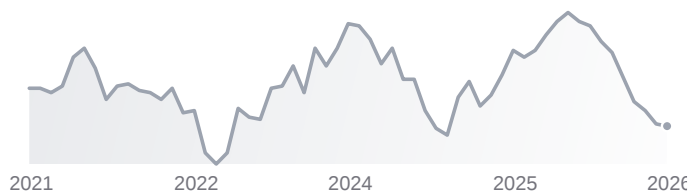
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

33 / 100

Sale prices

Median \$230K · Average \$279K

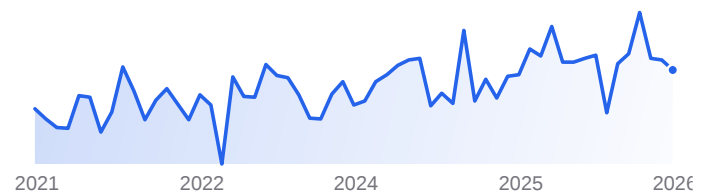
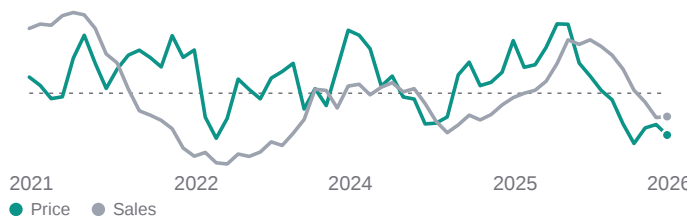


Growth (year over year)

Price -23.5% · Sales -13.1%

Price per square foot

\$220/ft²

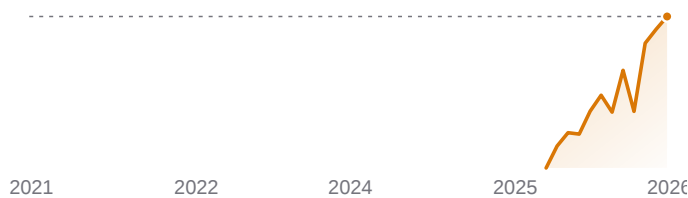


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

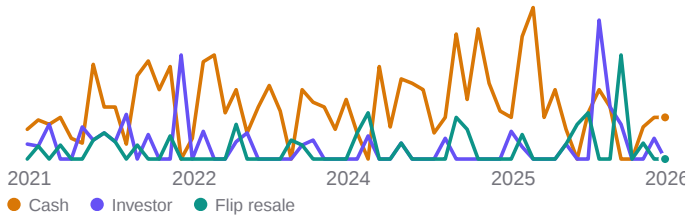
3.2%



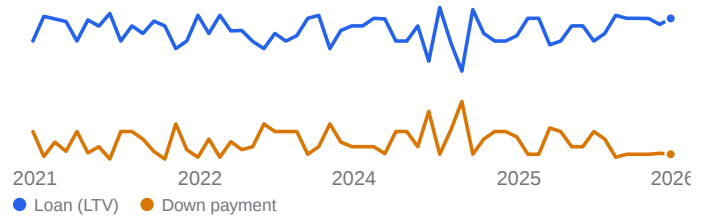
BUYERS & OUTCOMES

Buyer mix

Cash 20% · Investor 0% · Flip resale 0%

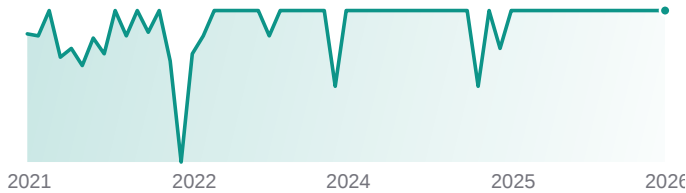


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



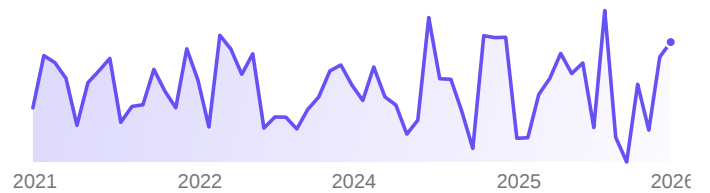
Sellers who sold at a gain

100%



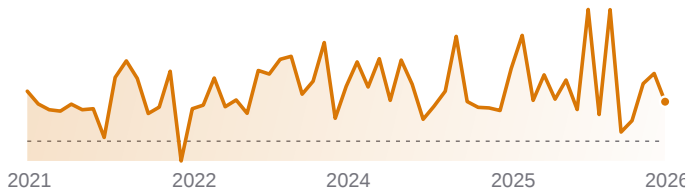
Typical hold before selling

18.0 yrs



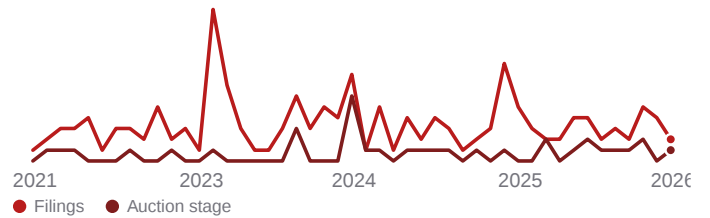
Median annualized return at resale

+4.4%



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	3,355
Median value (AVM)	\$378K
Median size	1,695 ft²
Median bedrooms	3
Median year built	1940
Single family	72%
Condos	12%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	0.6%
Owner occupied	76%
Company owned	13%
Median loan-to-value	44%

Typical ownership tenure

17.2 yrs

COMMUNITY

Population	16,122
Density	3,782 / mi²
Median household income	\$84K
Average household income	\$103K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	116
Earthquake index (US avg 100)	64
Homes occupied	94%
Bachelor's or higher	21%
Poverty rate	17.6%
Unemployment	0.9%
Average temp	51°F
Annual precip	49 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.