

Cornwall Bridge 06754

ZIP code · CT · Connecticut > Northwest Hills > Cornwall Bridge

STRONG BUYER'S MARKET

\$163K

MEDIAN SALE PRICE

-71.1%

1-YR CHANGE

16

SALES (12 MO)

\$635K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 10 / 100



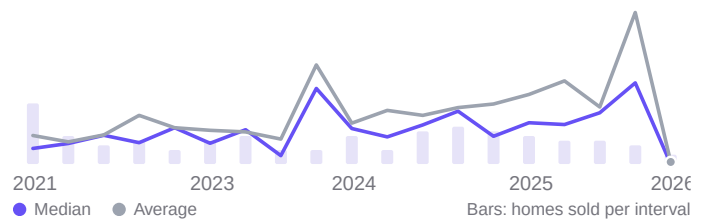
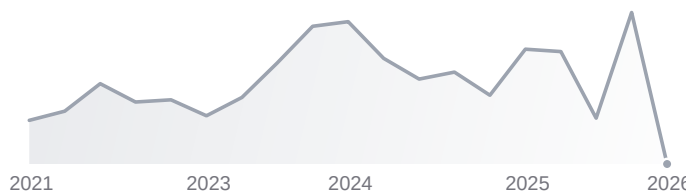
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

10 / 100

Sale prices

Median \$163K · Average \$181K

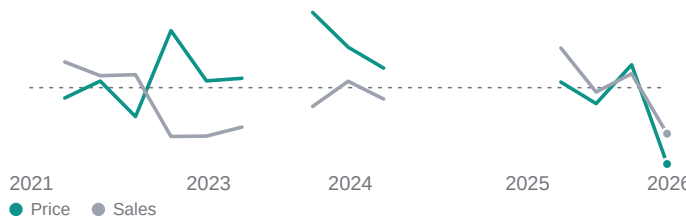


Growth (year over year)

Price -71.1% · Sales -42.9%

Price per square foot

\$71/ft²

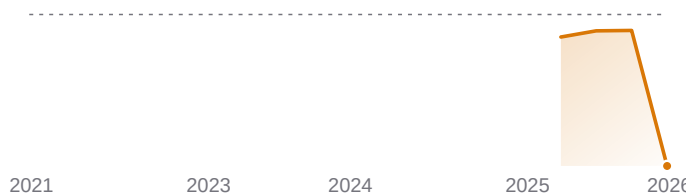


Sale premium vs estimated value

-68.6%

Annual turnover (share of homes sold)

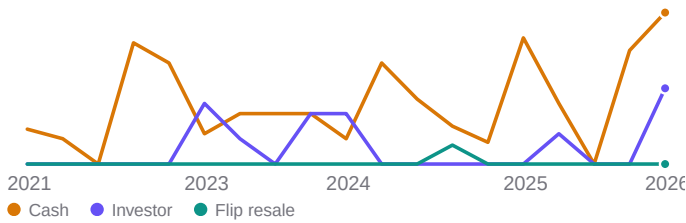
2.1%



BUYERS & OUTCOMES

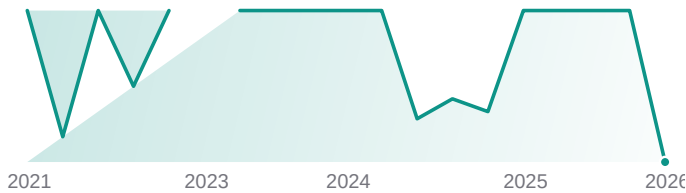
Buyer mix

Cash 100% · Investor 50% · Flip resale 0%



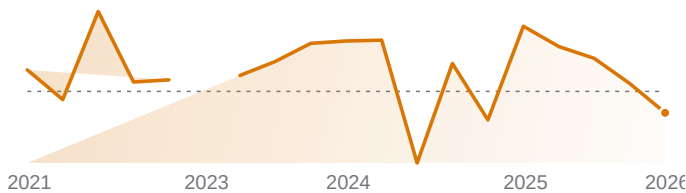
Sellers who sold at a gain

50%

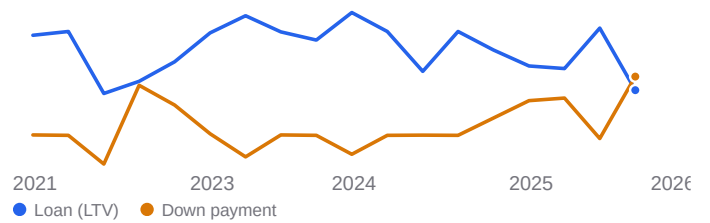


Median annualized return at resale

-2.5%

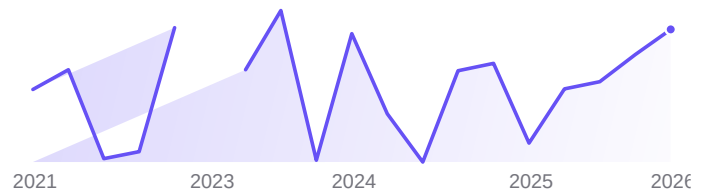


Financing (share of purchase price) Loan (LTV) 46% · Down payment 54%



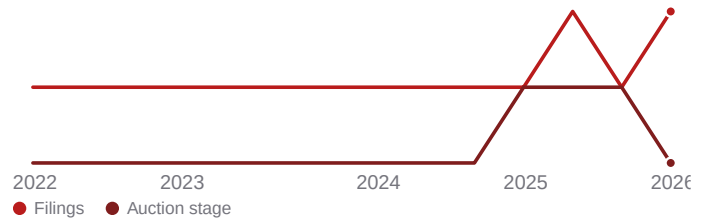
Typical hold before selling

22.1 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	754
Median value (AVM)	\$635K
Median size	1,904 ft²
Median bedrooms	3
Median year built	1979
Single family	92%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	2.0%
Owner occupied	68%
Company owned	7.4%
Median loan-to-value	34%
Typical ownership tenure	21.8 yrs

COMMUNITY

Population	1,223
Density	40 / mi²
Median household income	\$119K
Average household income	\$172K
Crime index (US avg 100)	120
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	67
Homes occupied	77%
Bachelor's or higher	30%
Poverty rate	7.8%
Unemployment	0.8%
Average temp	46°F
Annual precip	51 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.