

Armonk 10504

ZIP code · NY · New York > Westchester County > Armonk

BALANCED MARKET

\$1.6M

MEDIAN SALE PRICE

-12.8%

1-YR CHANGE

98

SALES (12 MO)

\$1.9M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 41 / 100



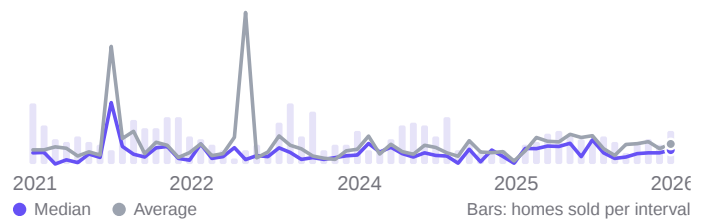
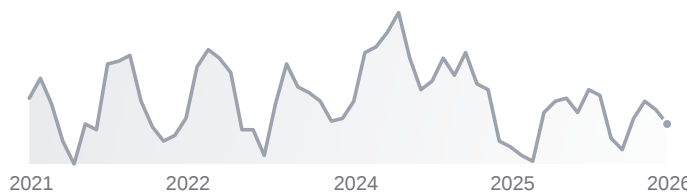
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

41 / 100

Sale prices

Median \$1.7M · Average \$2M

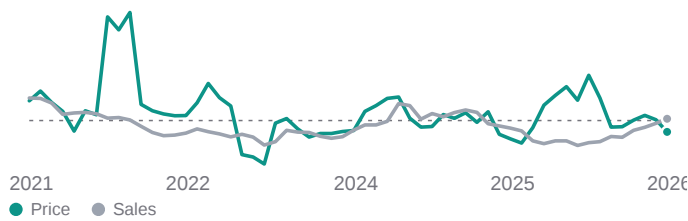


Growth (year over year)

Price -12.8% · Sales +2.1%

Price per square foot

\$648/ft²



Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

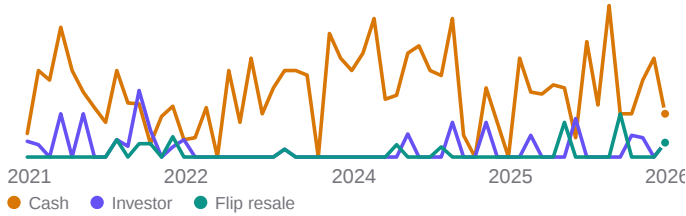
3.6%



BUYERS & OUTCOMES

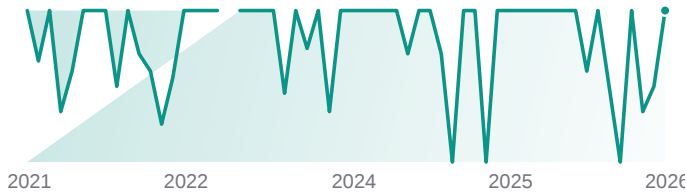
Buyer mix

Cash 25% · Investor 8.3% · Flip resale 8.3%



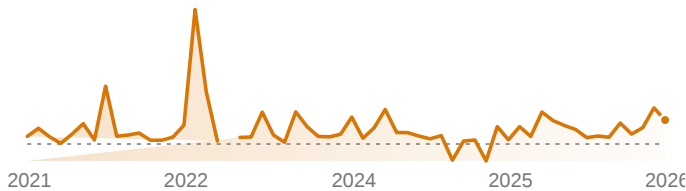
Sellers who sold at a gain

100%

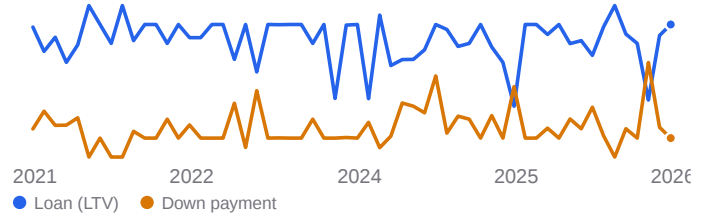


Median annualized return at resale

+8.8%

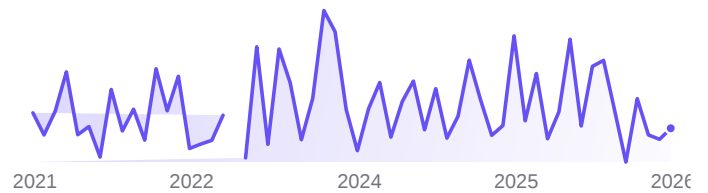


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



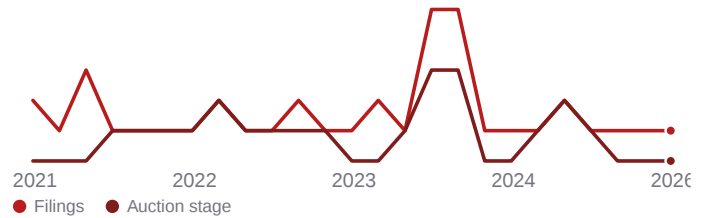
Typical hold before selling

5.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,694
Median value (AVM)	\$1.9M
Median size	3,129 ft²
Median bedrooms	4
Median year built	1973
Single family	93%
Condos	3.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	0.5%
Owner occupied	82%
Company owned	50%
Median loan-to-value	35%

Typical ownership tenure

15.1 yrs

COMMUNITY

Population	8,155
Density	454 / mi ²
Median household income	\$227K
Average household income	\$315K
Crime index (US avg 100)	1
Air pollution index (US avg 100)	114
Earthquake index (US avg 100)	103
Homes occupied	96%
Bachelor's or higher	39%
Poverty rate	2.7%
Unemployment	1.1%
Average temp	51°F
Annual precip	51 in
Sunshine	55%

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.