

Guilderland Center 12085

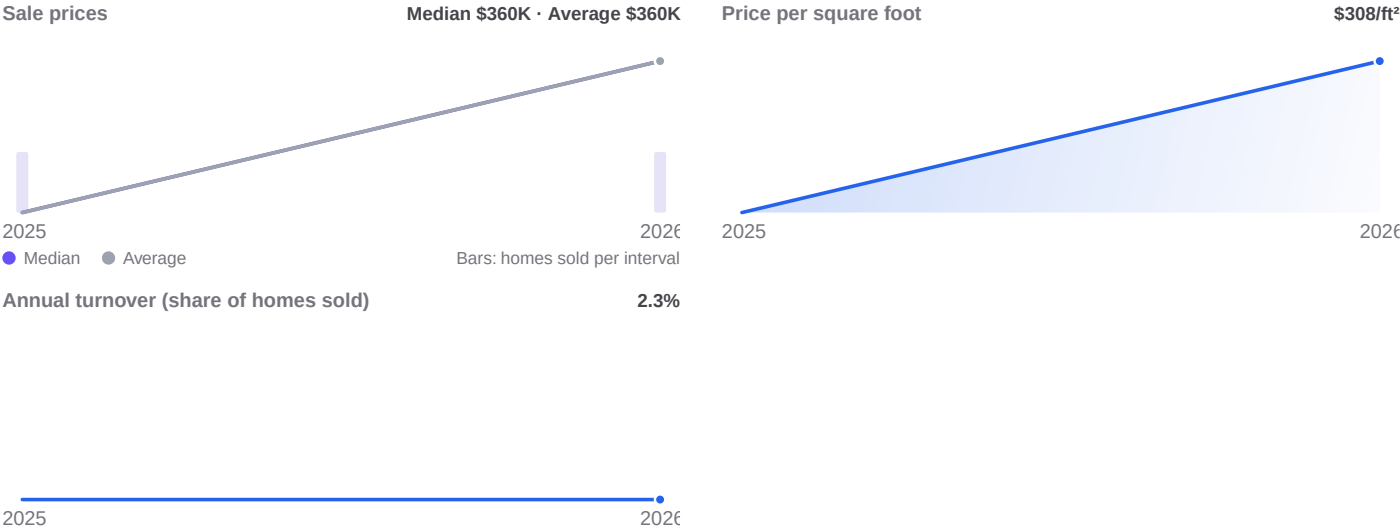
ZIP code · NY · New York > Albany County

\$360K
MEDIAN SALE PRICE

1
SALES (12 MO)

\$304K
MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)

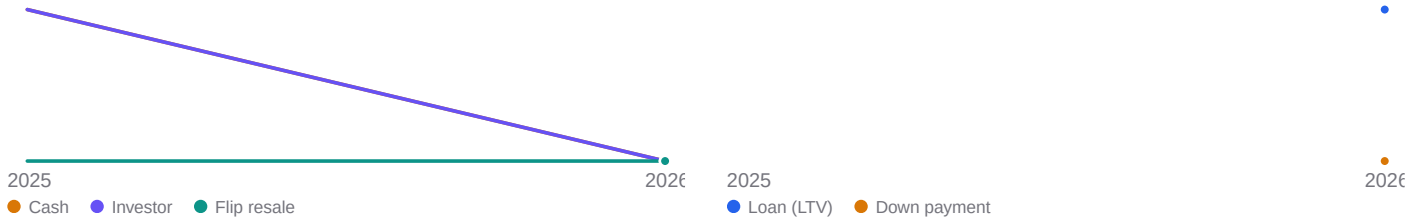


BUYERS & OUTCOMES

Buyer mix

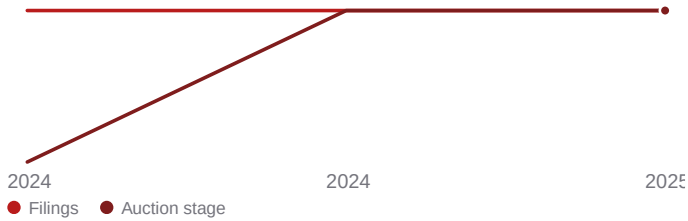
Cash 0% · Investor 0% · Flip resale 0%

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



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	44
Median value (AVM)	\$304K
Median size	1,596 ft²
Median bedrooms	3
Median year built	1940
Single family	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	0%
Owner occupied	70%
Company owned	14%
Median loan-to-value	42%
Typical ownership tenure	28.9 yrs

COMMUNITY

Population	2
Density	159 / mi²
Median household income	\$101K

Average household income	\$124K
Crime index (US avg 100)	45
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	58
Homes occupied	93%
Bachelor's or higher	35%
Poverty rate	3.9%
Unemployment	0.6%
Average temp	47°F
Annual precip	39 in
Sunshine	52%

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.