

Pitcher 13136

ZIP code · NY · New York > Chenango County

\$50K

MEDIAN SALE PRICE

3

SALES (12 MO)

\$104K

MEDIAN VALUE (AVM)

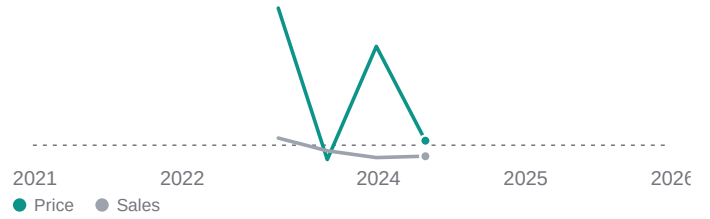
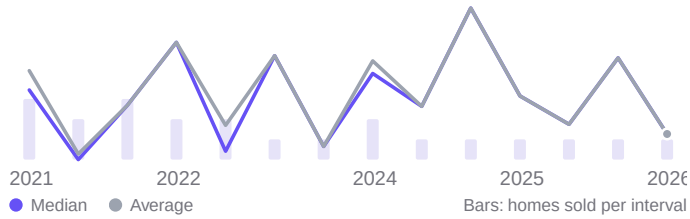
MARKET TRENDS (5 YEARS)

Sale prices

Median \$50K · Average \$50K

Growth (year over year)

Price +20.8% · Sales -50.0%

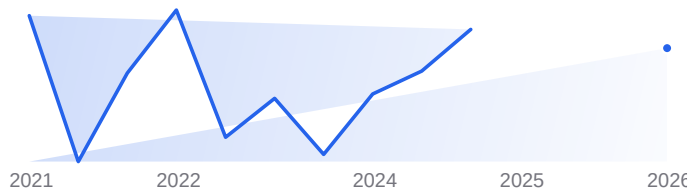


Price per square foot

\$91/ft²

Annual turnover (share of homes sold)

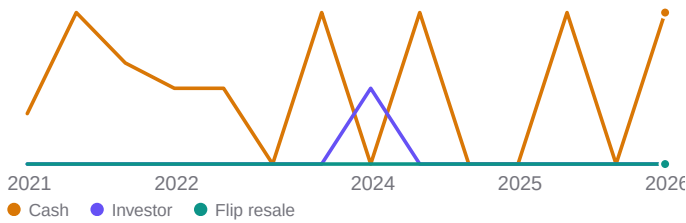
1.2%



BUYERS & OUTCOMES

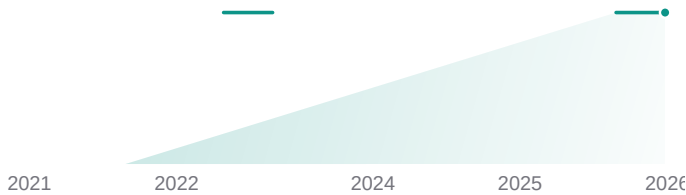
Buyer mix

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



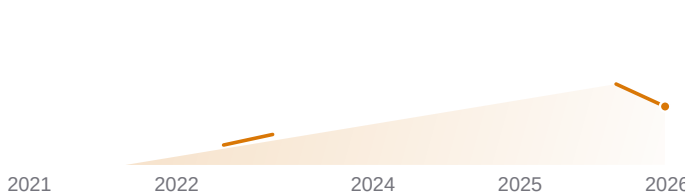
Sellers who sold at a gain

100%

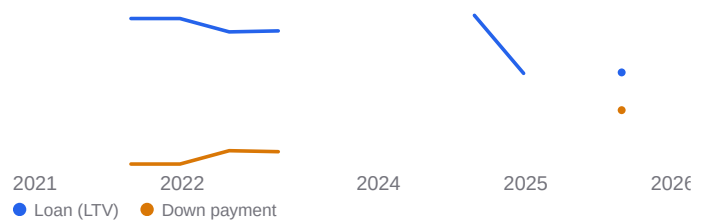


Median annualized return at resale

+14.6%

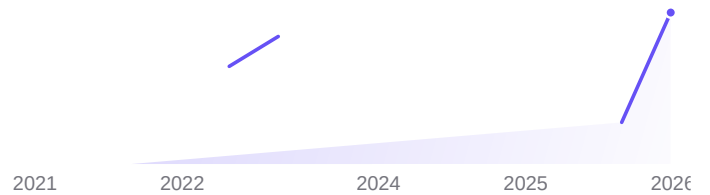


Financing (share of purchase price) Loan (LTV) 62% · Down payment 38%



Typical hold before selling

9.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	248
Median value (AVM)	\$104K
Median size	1,389 ft²
Median bedrooms	3
Median year built	1920
Single family	51%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	4.7%
Owner occupied	62%
Company owned	6.0%
Median loan-to-value	38%
Typical ownership tenure	12.3 yrs

COMMUNITY

Population	391
Density	17 / mi²
Median household income	\$71K
Average household income	\$77K
Crime index (US avg 100)	152
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	42
Homes occupied	64%
Bachelor's or higher	6%
Poverty rate	11.8%
Unemployment	1.0%
Average temp	45°F
Annual precip	42 in
Sunshine	49%

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