

Chaumont 13622

ZIP code · NY · New York > Jefferson County > Chaumont

SELLER'S MARKET

\$271K

MEDIAN SALE PRICE

+54.9%

1-YR CHANGE

53

SALES (12 MO)

\$242K

MEDIAN VALUE (AVM)

Market temperature

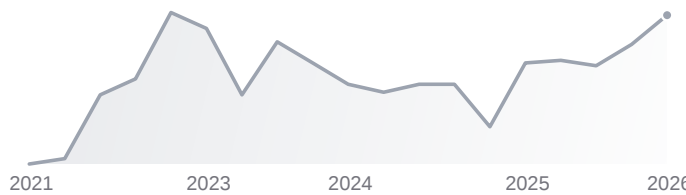
Seller's market · 70 / 100



MARKET TRENDS (5 YEARS)

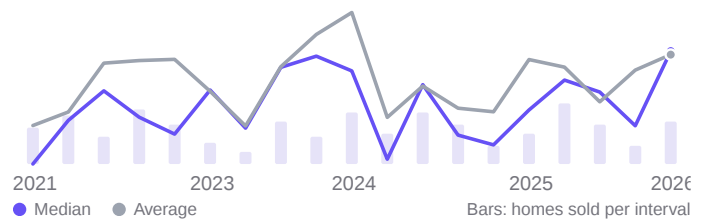
Market temperature (0–100)

70 / 100



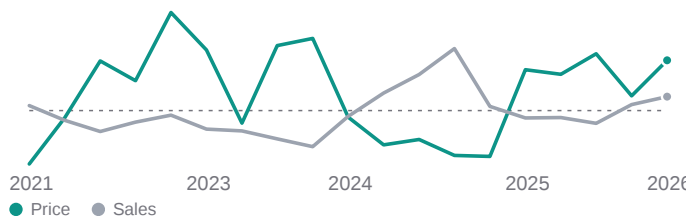
Sale prices

Median \$284K · Average \$278K



Growth (year over year)

Price +54.9% · Sales +15.2%



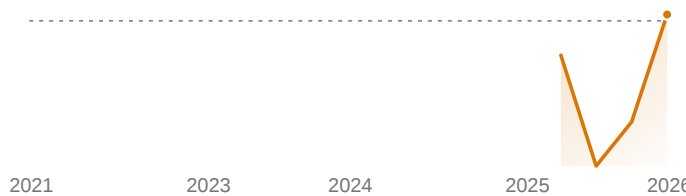
Price per square foot

\$223/ft²



Sale premium vs estimated value

+0.8%



Annual turnover (share of homes sold)

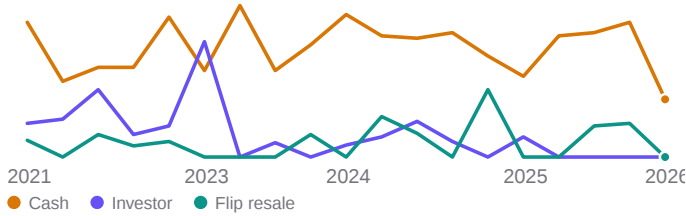
3.7%



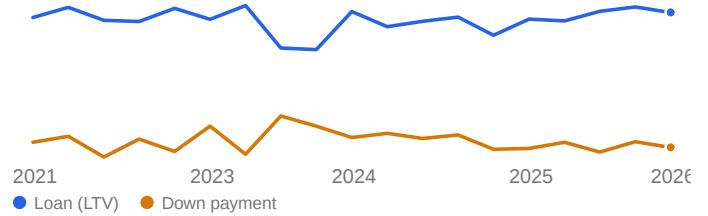
BUYERS & OUTCOMES

Buyer mix

Cash 29% · Investor 0% · Flip resale 0%

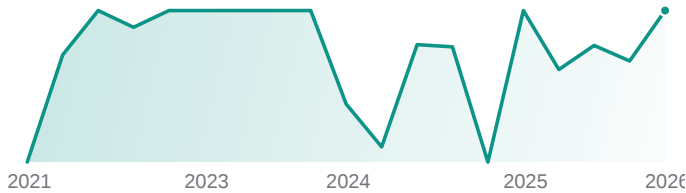


Financing (share of purchase price) Loan (LTV) 94% · Down payment 6.3%



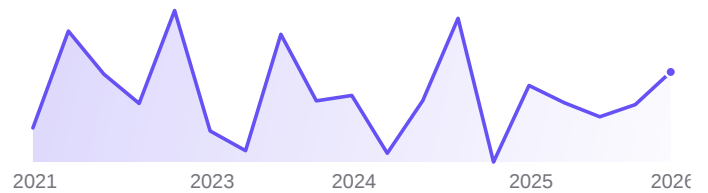
Sellers who sold at a gain

100%



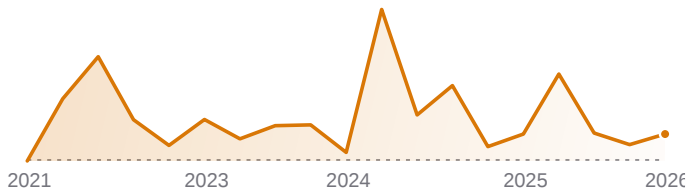
Typical hold before selling

4.9 yrs



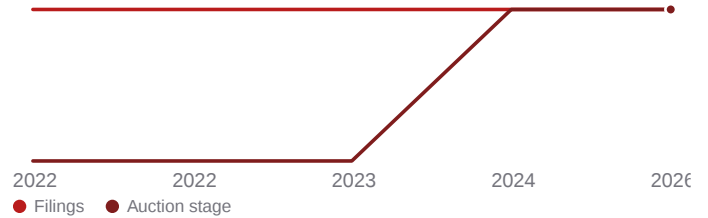
Median annualized return at resale

+5.6%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,447
Median value (AVM)	\$242K
Median size	1,400 ft²
Median bedrooms	3
Median year built	1967
Single family	55%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	1.7%
Owner occupied	60%
Company owned	11%
Median loan-to-value	16%
Typical ownership tenure	7.9 yrs

COMMUNITY

Population	2,905
Density	50 / mi²
Median household income	\$76K
Average household income	\$89K
Crime index (US avg 100)	112
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	49
Homes occupied	63%
Bachelor's or higher	18%
Poverty rate	9.3%
Unemployment	1.1%
Average temp	45°F
Annual precip	41 in
Sunshine	46%

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.