

Bangor 18013

ZIP code · PA · Pennsylvania > Northampton County > Bangor

BALANCED MARKET

\$281K

MEDIAN SALE PRICE

+1.2%

1-YR CHANGE

218

SALES (12 MO)

\$303K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



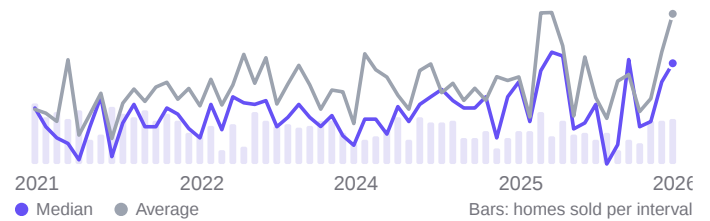
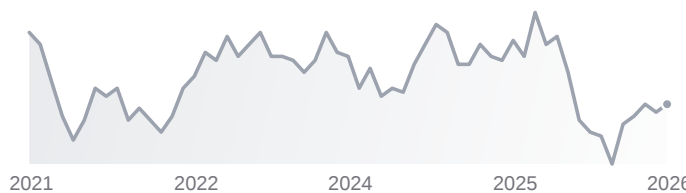
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$315K · Average \$381K

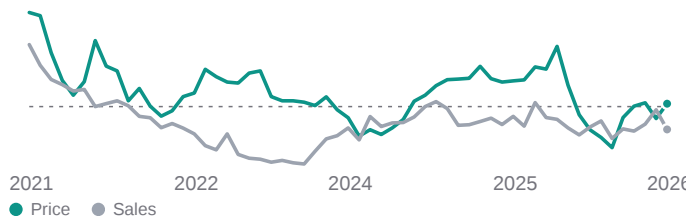


Growth (year over year)

Price +1.2% · Sales -9.5%

Price per square foot

\$170/ft²

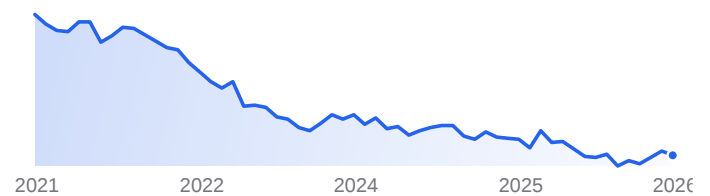
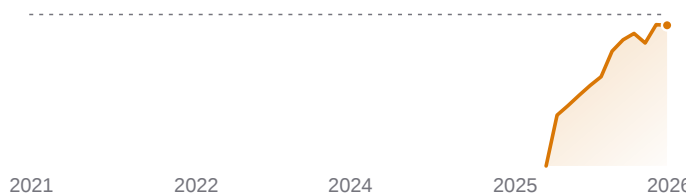


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

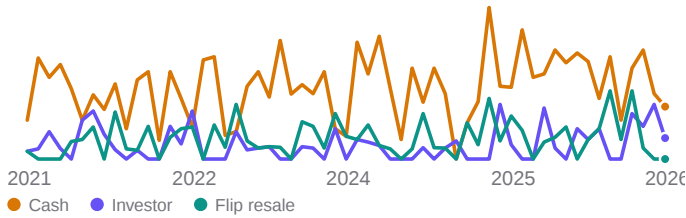
3.3%



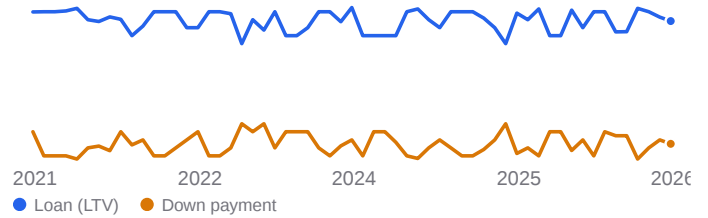
BUYERS & OUTCOMES

Buyer mix

Cash 19% · Investor 7.7% · Flip resale 0%

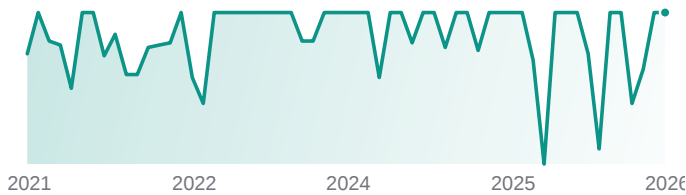


Financing (share of purchase price) Loan (LTV) 89% · Down payment 13%



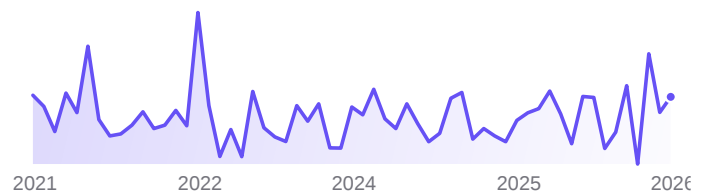
Sellers who sold at a gain

100%



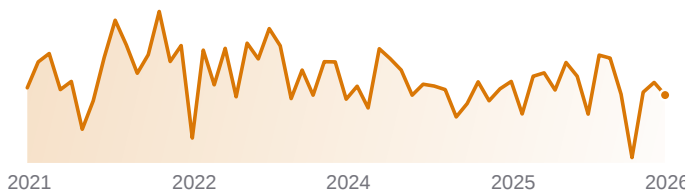
Typical hold before selling

7.9 yrs



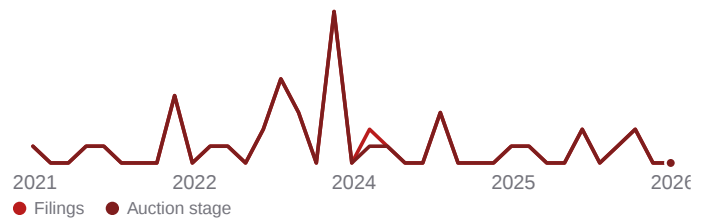
Median annualized return at resale

+5.6%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,593
Median value (AVM)	\$303K
Median size	1,620 ft²
Median bedrooms	3
Median year built	1950
Single family	82%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	1.4%
Owner occupied	82%
Company owned	4.8%
Median loan-to-value	45%
Typical ownership tenure	12.5 yrs

COMMUNITY

Population	18,940
Density	289 / mi²
Median household income	\$77K
Average household income	\$97K
Crime index (US avg 100)	133
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	76
Homes occupied	94%
Bachelor's or higher	18%
Poverty rate	8.4%
Unemployment	1.2%
Average temp	49°F
Annual precip	49 in
Sunshine	53%

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.