

Doylestown 18901

ZIP code · PA · Pennsylvania > Bucks County > Doylestown

BALANCED MARKET

\$704K

MEDIAN SALE PRICE

-2.3%

1-YR CHANGE

354

SALES (12 MO)

\$672K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100



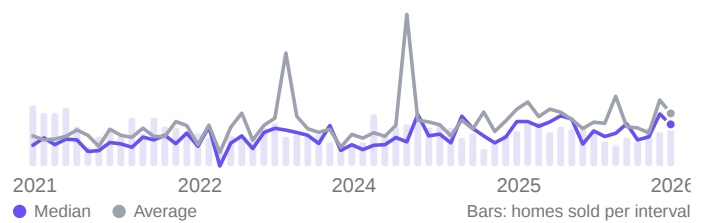
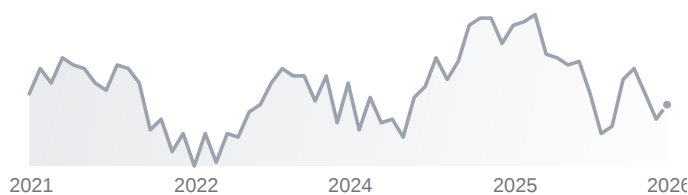
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

54 / 100

Sale prices

Median \$710K · Average \$805K

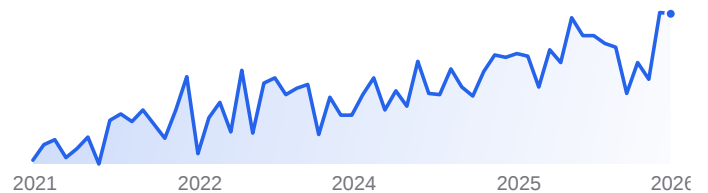
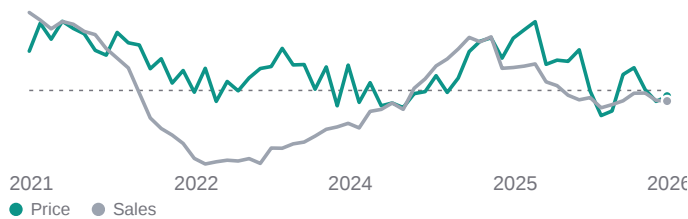


Growth (year over year)

Price -2.3% · Sales -4.3%

Price per square foot

\$347/ft²

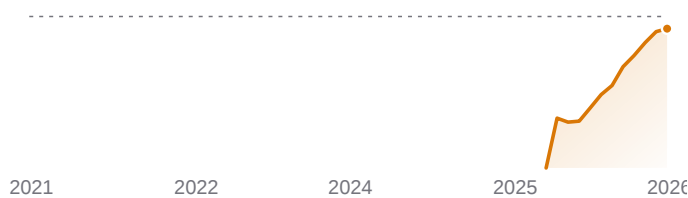


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

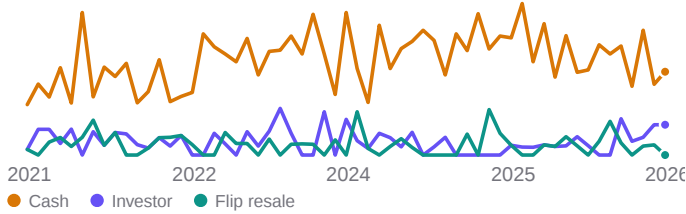
3.8%



BUYERS & OUTCOMES

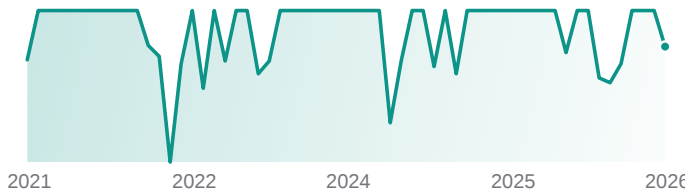
Buyer mix

Cash 28% · Investor 10% · Flip resale 0%



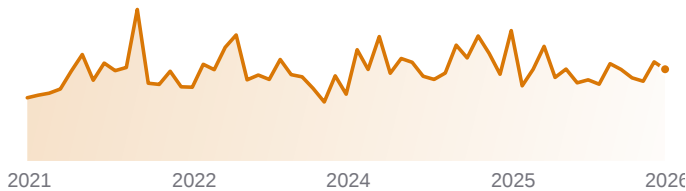
Sellers who sold at a gain

96%

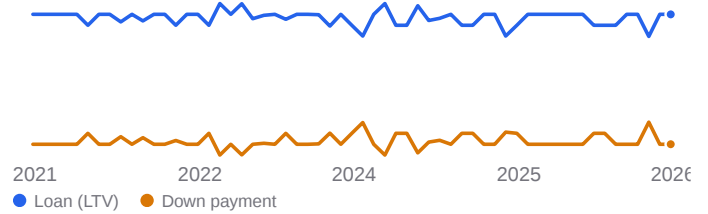


Median annualized return at resale

+5.2%

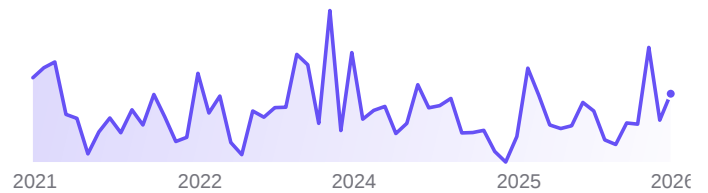


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



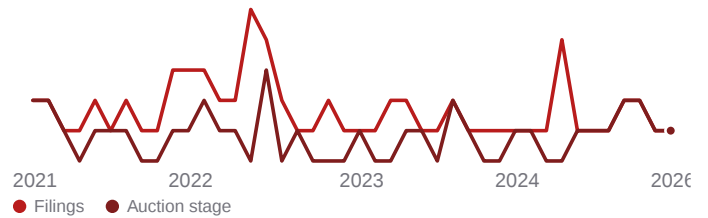
Typical hold before selling

10.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	9,391
Median value (AVM)	\$672K
Median size	2,144 ft²
Median bedrooms	3
Median year built	1976
Single family	73%
Condos	13%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.2%
Owner occupied	83%
Company owned	6.9%
Median loan-to-value	46%

Typical ownership tenure

15.8 yrs

COMMUNITY

Population	27,913
Density	1,317 / mi²
Median household income	\$123K
Average household income	\$144K
Crime index (US avg 100)	91
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	80
Homes occupied	96%
Bachelor's or higher	34%
Poverty rate	3.5%
Unemployment	0.9%
Average temp	52°F
Annual precip	47 in
Sunshine	56%

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.