

Dublin 18917

ZIP code · PA · Pennsylvania > Bucks County > Dublin

SELLER'S MARKET

\$420K

MEDIAN SALE PRICE

+10.0%

1-YR CHANGE

26

SALES (12 MO)

\$499K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 69 / 100

Buyer's market

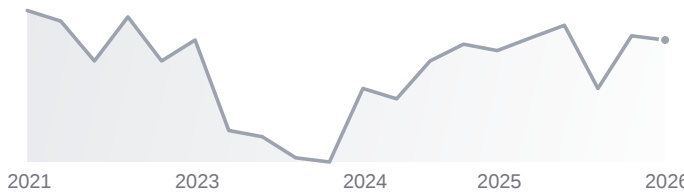
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

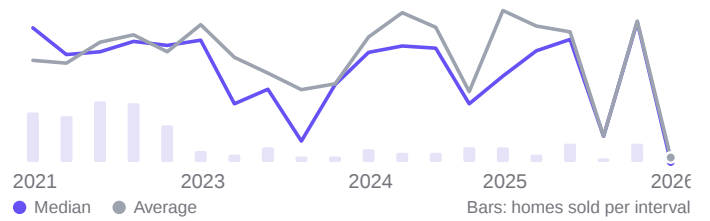
Market temperature (0–100)

69 / 100



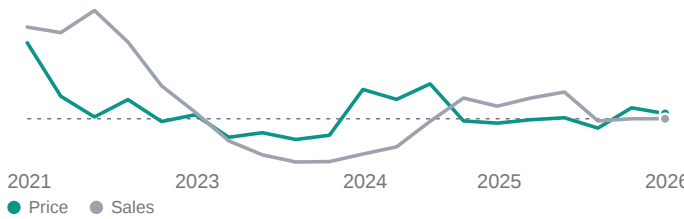
Sale prices

Median \$200K · Average \$210K



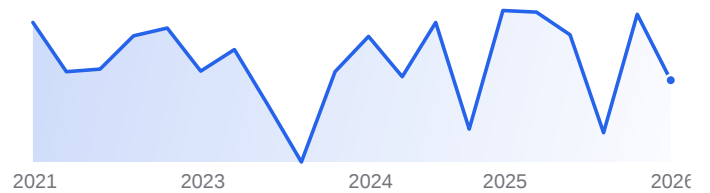
Growth (year over year)

Price +10.0% · Sales +0.0%



Price per square foot

\$206/ft²



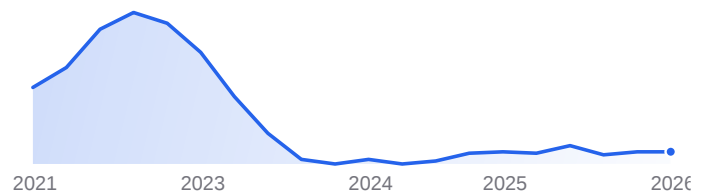
Sale premium vs estimated value

-37.4%



Annual turnover (share of homes sold)

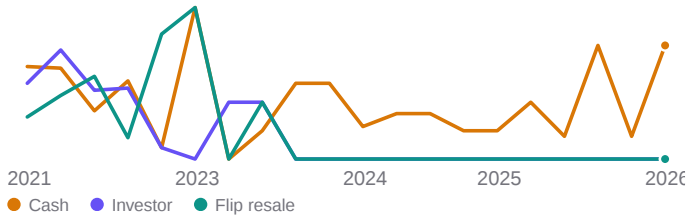
4.5%



BUYERS & OUTCOMES

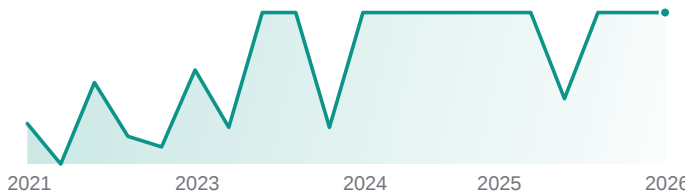
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



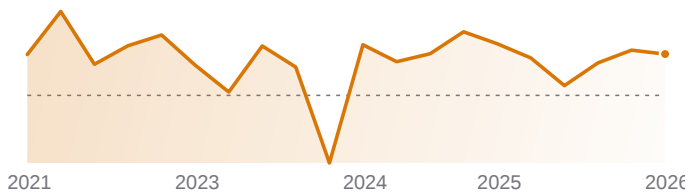
Sellers who sold at a gain

100%

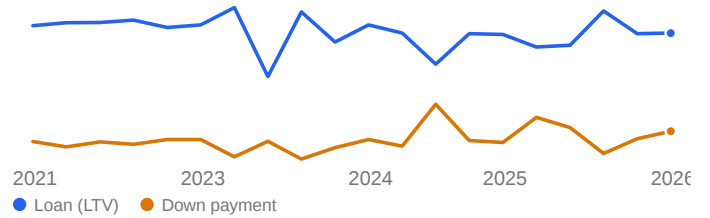


Median annualized return at resale

+4.2%

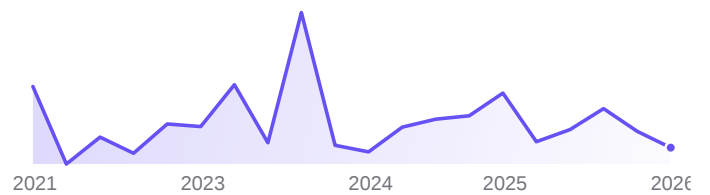


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



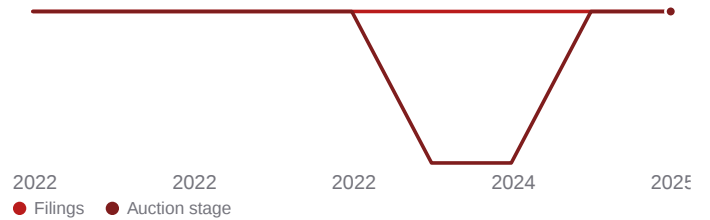
Typical hold before selling

2.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	574
Median value (AVM)	\$499K
Median size	1,931 ft²
Median bedrooms	3
Median year built	1983
Single family	69%
Condos	5.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	46%
Underwater (LTV 125% or more)	0.8%
Owner occupied	82%
Company owned	3.8%
Median loan-to-value	54%

Typical ownership tenure

11.8 yrs

COMMUNITY

Population	2,136
Density	3,665 / mi²
Median household income	\$76K
Average household income	\$108K
Crime index (US avg 100)	155
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	77
Homes occupied	96%
Bachelor's or higher	21%
Poverty rate	11.5%
Unemployment	1.1%
Average temp	51°F
Annual precip	48 in
Sunshine	56%

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