

Perkasie 18944

ZIP code · PA · Pennsylvania > Bucks County > Perkasie

BUYER'S MARKET

\$448K

MEDIAN SALE PRICE

-4.2%

1-YR CHANGE

260

SALES (12 MO)

\$494K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



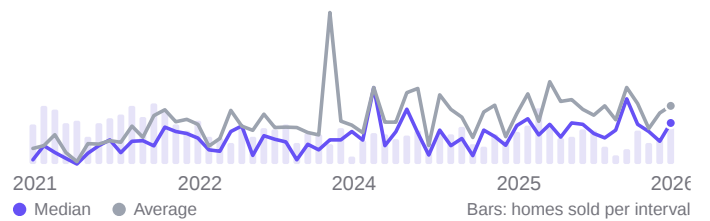
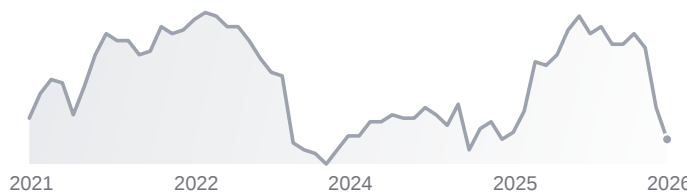
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

38 / 100

Sale prices

Median \$480K · Average \$540K

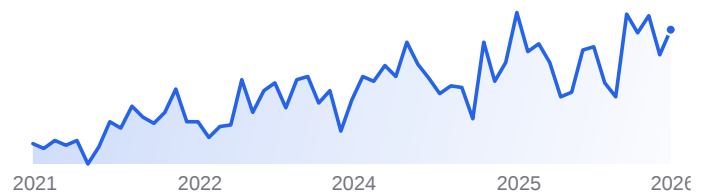
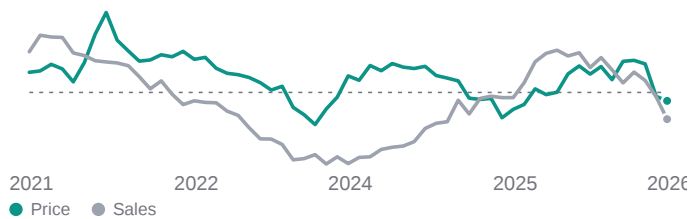


Growth (year over year)

Price -4.2% · Sales -13.3%

Price per square foot

\$270/ft²

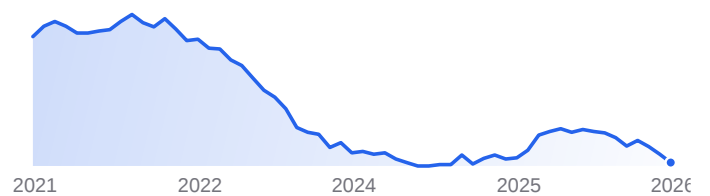
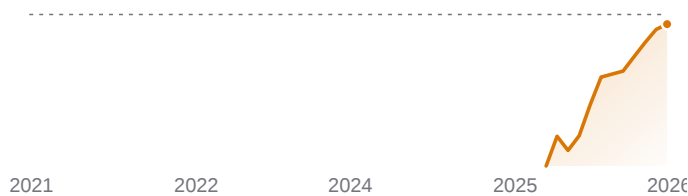


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

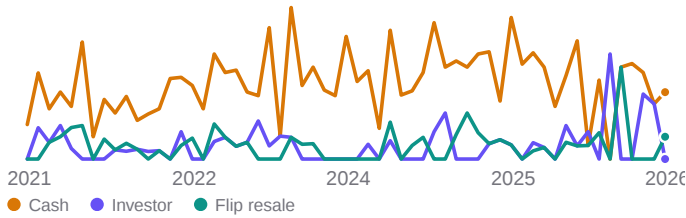
2.9%



BUYERS & OUTCOMES

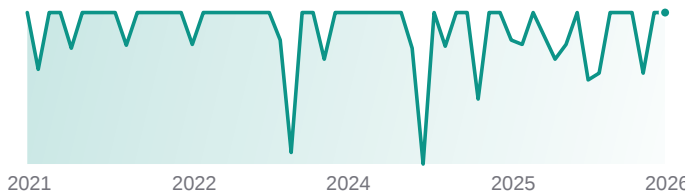
Buyer mix

Cash 18% · Investor 0% · Flip resale 6.1%



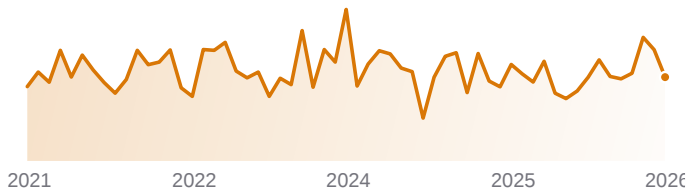
Sellers who sold at a gain

100%

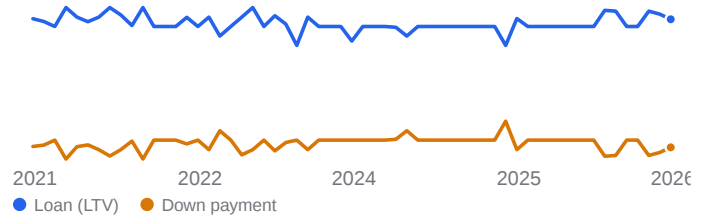


Median annualized return at resale

+4.8%

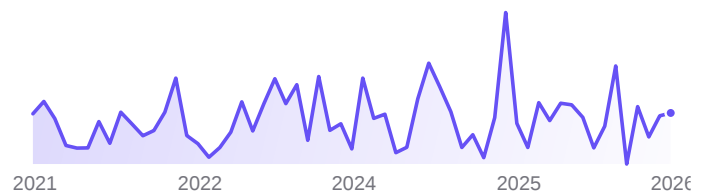


Financing (share of purchase price) Loan (LTV) 84% · Down payment 16%



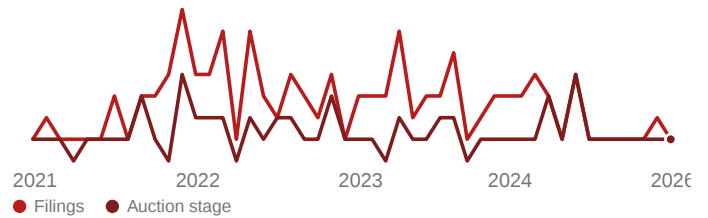
Typical hold before selling

9.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	8,915
Median value (AVM)	\$494K
Median size	1,960 ft²
Median bedrooms	3
Median year built	1985
Single family	82%
Condos	1.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	47%
Underwater (LTV 125% or more)	1.2%
Owner occupied	84%
Company owned	4.4%
Median loan-to-value	52%

Typical ownership tenure

16.1 yrs

COMMUNITY

Population	28,208
Density	599 / mi²
Median household income	\$120K
Average household income	\$144K
Crime index (US avg 100)	86
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	83
Homes occupied	97%
Bachelor's or higher	29%
Poverty rate	4.4%
Unemployment	1.1%
Average temp	52°F
Annual precip	48 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.