

Flourtown 19031

ZIP code · PA · Pennsylvania > Montgomery County > Flourtown

SELLER'S MARKET

\$775K

MEDIAN SALE PRICE

+23.3%

1-YR CHANGE

61

SALES (12 MO)

\$576K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 67 / 100

Buyer's market

Balanced

Seller's market

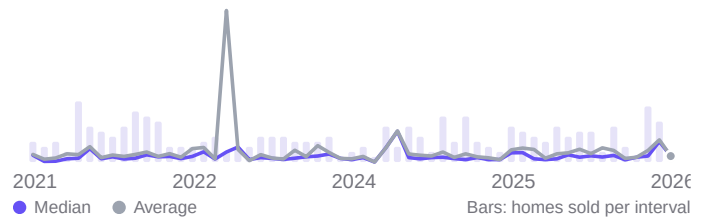
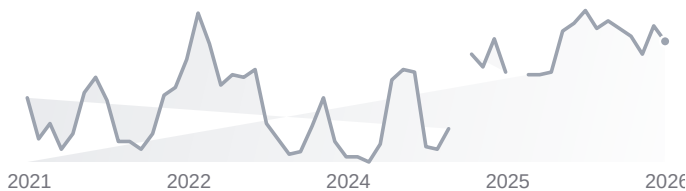
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

67 / 100

Sale prices

Median \$575K · Average \$575K

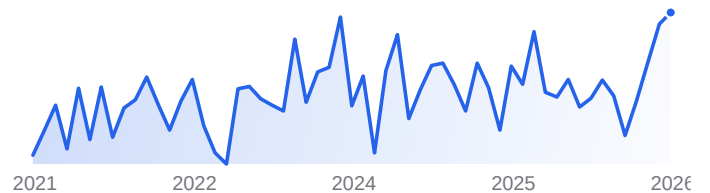
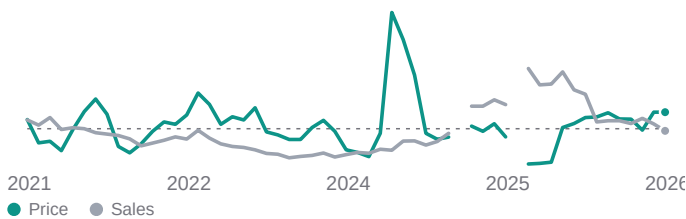


Growth (year over year)

Price +23.3% · Sales -3.2%

Price per square foot

\$413/ft²

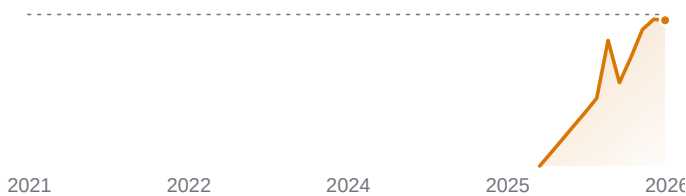


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

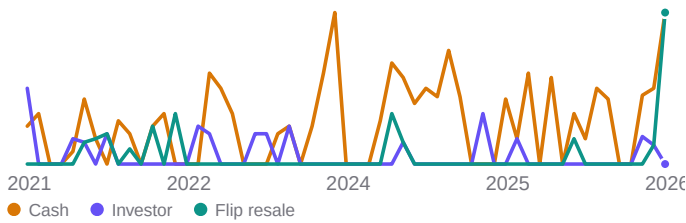
3.6%



BUYERS & OUTCOMES

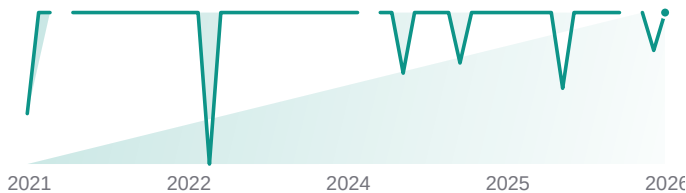
Buyer mix

Cash 100% · Investor 0% · Flip resale 100%



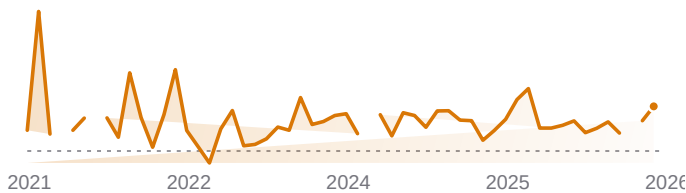
Sellers who sold at a gain

100%

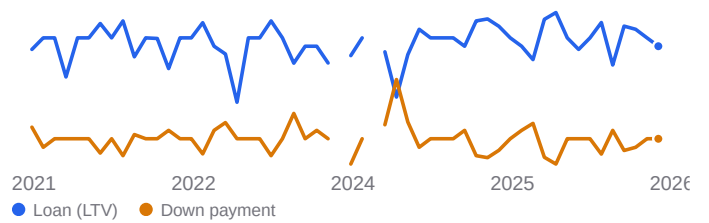


Median annualized return at resale

+8.5%

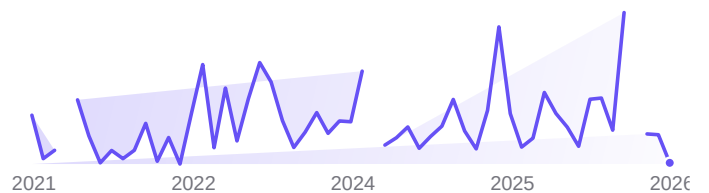


Financing (share of purchase price) Loan (LTV) 75% · Down payment 20%



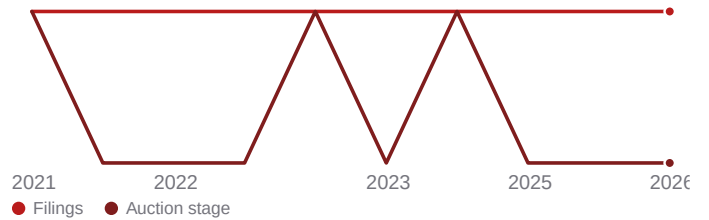
Typical hold before selling

0.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,680
Median value (AVM)	\$576K
Median size	2,248 ft²
Median bedrooms	3
Median year built	1955
Single family	93%
Condos	0.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.4%
Owner occupied	91%
Company owned	4.5%
Median loan-to-value	47%

Typical ownership tenure

13.8 yrs

COMMUNITY

Population	4,183
Density	1,450 / mi²
Median household income	\$143K
Average household income	\$195K
Crime index (US avg 100)	58
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	81
Homes occupied	96%
Bachelor's or higher	32%
Poverty rate	5.7%
Unemployment	0.9%
Average temp	54°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.