

# Delmar 19940

ZIP code · DE · Delaware > Sussex County > Delmar

BUYER'S MARKET

**\$264K**

MEDIAN SALE PRICE

**-24.5%**

1-YR CHANGE

**106**

SALES (12 MO)

**\$307K**

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 28 / 100



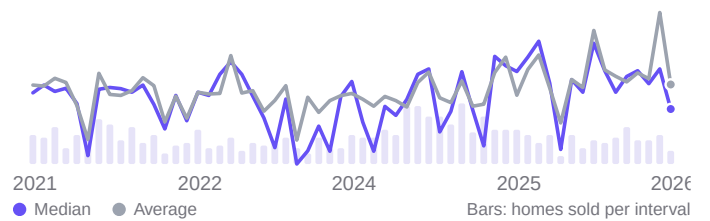
## MARKET TRENDS (5 YEARS)

Market temperature (0-100)

28 / 100

Sale prices

Median \$203K · Average \$271K

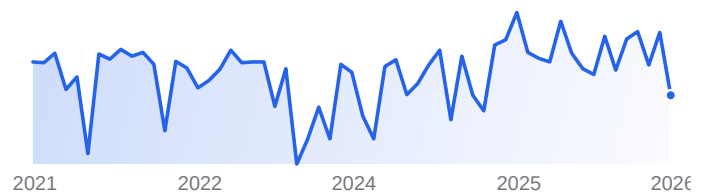
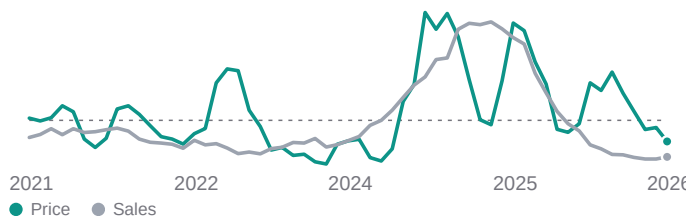


Growth (year over year)

Price -24.5% · Sales -42.4%

Price per square foot

\$125/ft²



Sale premium vs estimated value

-4.5%

Annual turnover (share of homes sold)

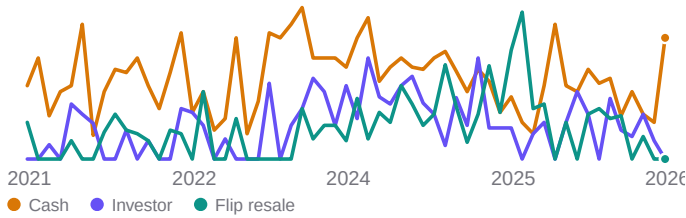
3.9%



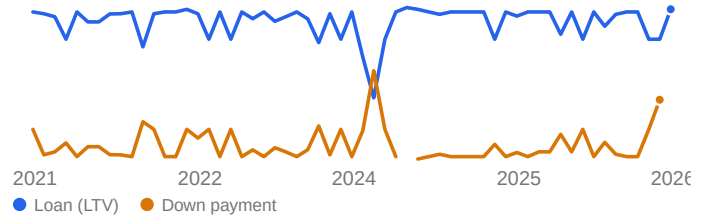
## BUYERS & OUTCOMES

Buyer mix

Cash 60% · Investor 0% · Flip resale 0%

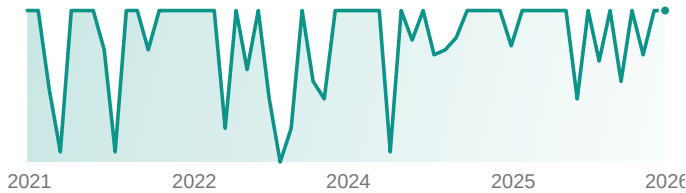


Financing (share of purchase price) Loan (LTV) 100% · Down payment 40%



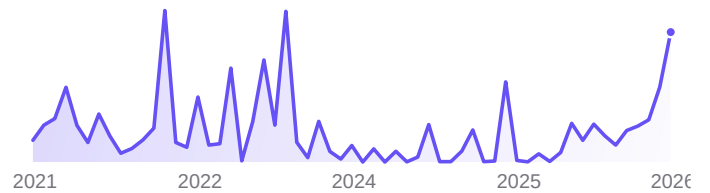
Sellers who sold at a gain

100%



Typical hold before selling

12.4 yrs



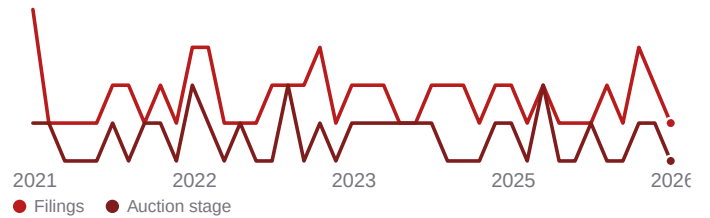
Median annualized return at resale

+3.2%



Preforeclosure filings

Filings 1 · Auction stage 0



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 2,734     |
| Median value (AVM) | \$307K    |
| Median size        | 1,552 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1997      |
| Single family      | 69%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 46%      |
| Underwater (LTV 125% or more) | 3.3%     |
| Owner occupied                | 73%      |
| Company owned                 | 10%      |
| Median loan-to-value          | 55%      |
| Typical ownership tenure      | 25.0 yrs |

## COMMUNITY

|                                  |           |
|----------------------------------|-----------|
| Population                       | 7,235     |
| Density                          | 177 / mi² |
| Median household income          | \$61K     |
| Average household income         | \$82K     |
| Crime index (US avg 100)         | 94        |
| Air pollution index (US avg 100) | 97        |
| Earthquake index (US avg 100)    | 31        |
| Homes occupied                   | 94%       |
| Bachelor's or higher             | 11%       |
| Poverty rate                     | 10.9%     |
| Unemployment                     | 1.2%      |
| Average temp                     | 56°F      |
| Annual precip                    | 45 in     |
| Sunshine                         | 70%       |

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.