

Rehoboth Beach 19971

ZIP code · DE · Delaware > Sussex County > Rehoboth Beach

BUYER'S MARKET

\$647K

MEDIAN SALE PRICE

-18.7%

1-YR CHANGE

544

SALES (12 MO)

\$888K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



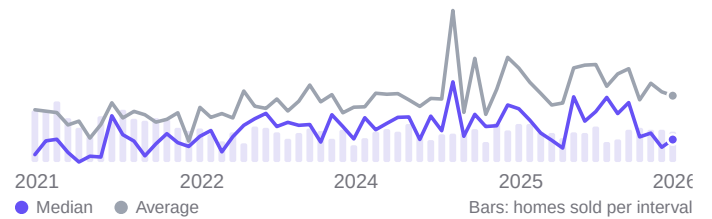
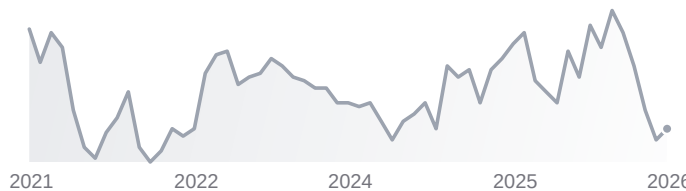
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

34 / 100

Sale prices

Median \$650K · Average \$988K

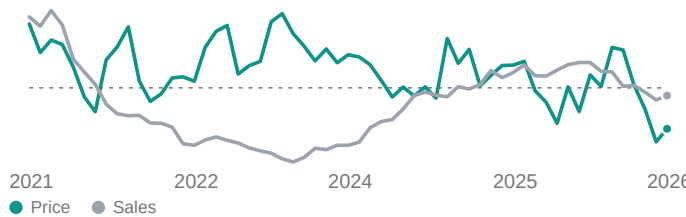


Growth (year over year)

Price -18.7% · Sales -3.5%

Price per square foot

\$404/ft²

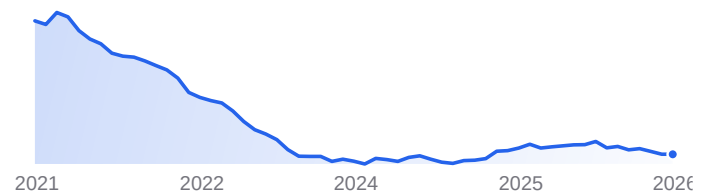


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

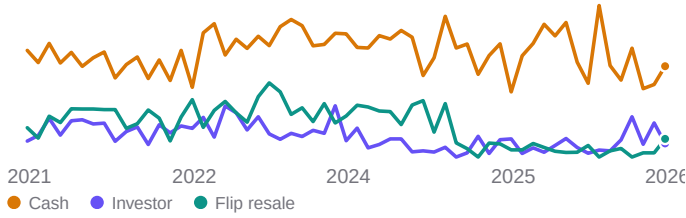
3.1%



BUYERS & OUTCOMES

Buyer mix

Cash 43% · Investor 6.4% · Flip resale 8.5%



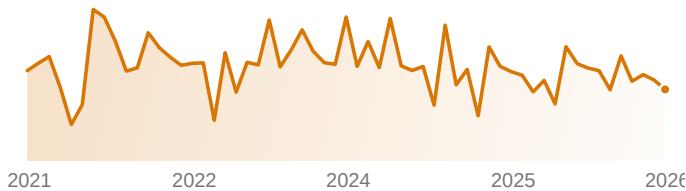
Sellers who sold at a gain

90%

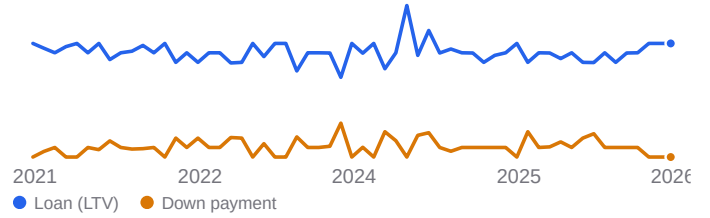


Median annualized return at resale

+5.1%

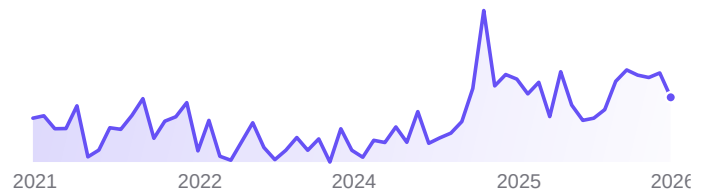


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



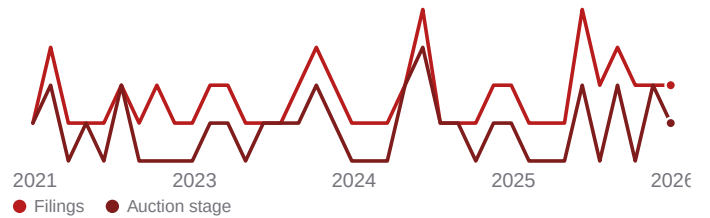
Typical hold before selling

6.7 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	17,586
Median value (AVM)	\$888K
Median size	1,576 ft²
Median bedrooms	3
Median year built	1999
Single family	52%
Condos	33%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	75%
Underwater (LTV 125% or more)	1.0%
Owner occupied	35%
Company owned	23%
Median loan-to-value	27%

Typical ownership tenure

24.3 yrs

COMMUNITY

Population	16,875
Density	640 / mi²
Median household income	\$108K
Average household income	\$146K
Crime index (US avg 100)	138
Air pollution index (US avg 100)	104
Earthquake index (US avg 100)	30
Homes occupied	48%
Bachelor's or higher	31%
Poverty rate	5.4%
Unemployment	0.8%
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.