

Cheltenham 20623

ZIP code · MD · Maryland > Prince George's County

BALANCED MARKET

\$395K

MEDIAN SALE PRICE

-12.2%

1-YR CHANGE

23

SALES (12 MO)

\$513K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 45 / 100



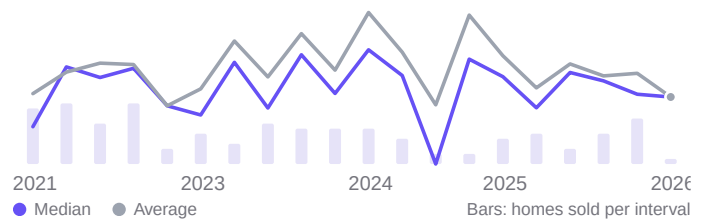
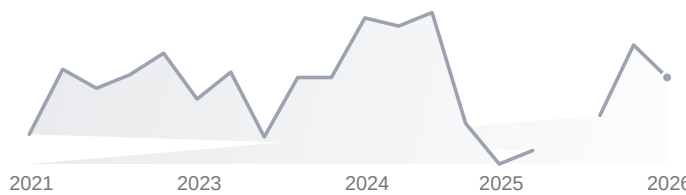
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

45 / 100

Sale prices

Median \$415K · Average \$415K

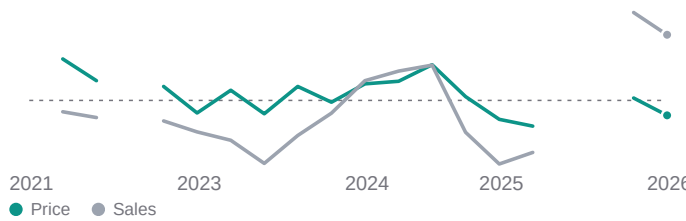


Growth (year over year)

Price -12.2% · Sales +53.3%

Price per square foot

\$394/ft²

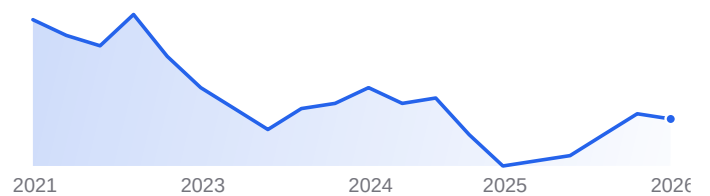


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

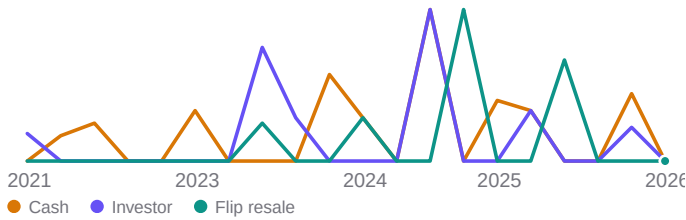
2.4%



BUYERS & OUTCOMES

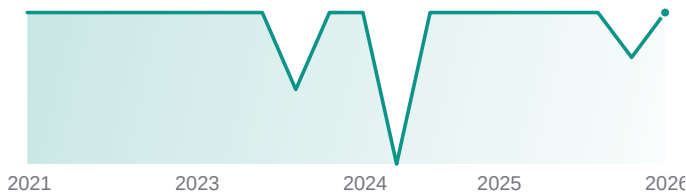
Buyer mix

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



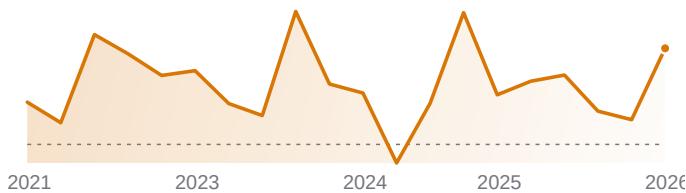
Sellers who sold at a gain

100%

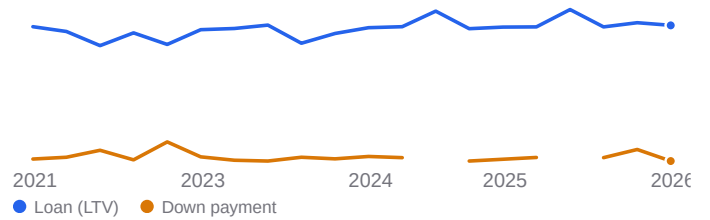


Median annualized return at resale

+6.7%

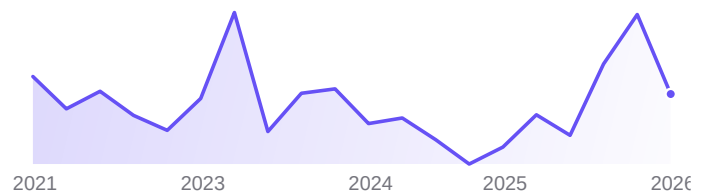


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



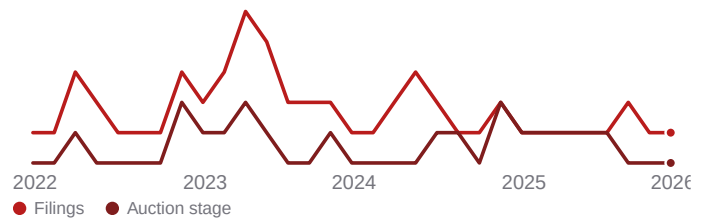
Typical hold before selling

10.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	978
Median value (AVM)	\$513K
Median size	2,212 ft²
Median year built	1993
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	25%
Underwater (LTV 125% or more)	4.4%
Owner occupied	94%
Company owned	7.1%
Median loan-to-value	70%
Typical ownership tenure	19.0 yrs

COMMUNITY

Population	3,265
Density	1,350 / mi²
Median household income	\$149K
Average household income	\$156K
Crime index (US avg 100)	19
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	33
Homes occupied	97%
Bachelor's or higher	19%
Poverty rate	2.6%
Unemployment	1.1%
Average temp	56°F
Annual precip	44 in
Sunshine	57%

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.