

District Heights 20747

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

BUYER'S MARKET

\$329K

MEDIAN SALE PRICE

-8.1%

1-YR CHANGE

311

SALES (12 MO)

\$339K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



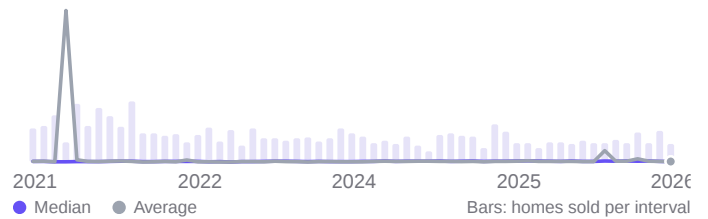
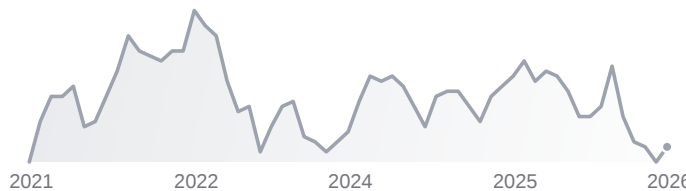
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

38 / 100

Sale prices

Median \$310K · Average \$311K

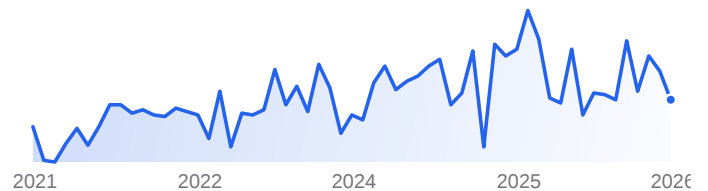
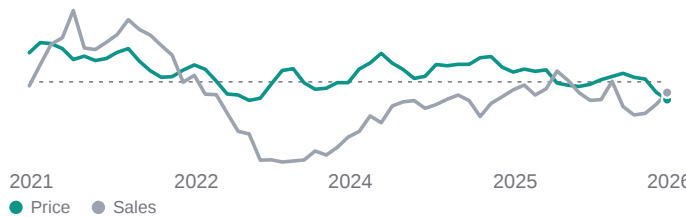


Growth (year over year)

Price -8.1% · Sales -4.9%

Price per square foot

\$257/ft²

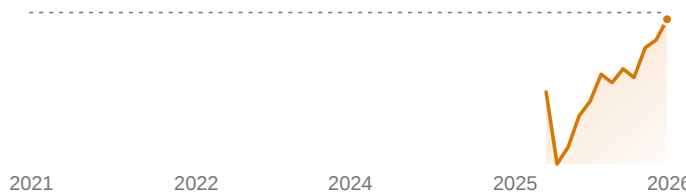


Sale premium vs estimated value

-0.0%

Annual turnover (share of homes sold)

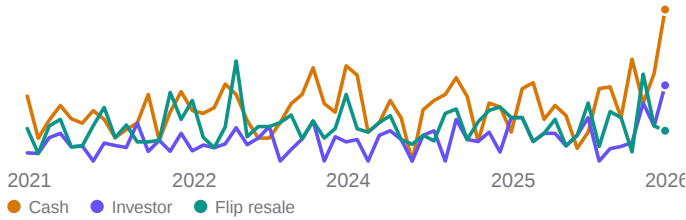
3.1%



BUYERS & OUTCOMES

Buyer mix

Cash 45% · Investor 23% · Flip resale 9.1%



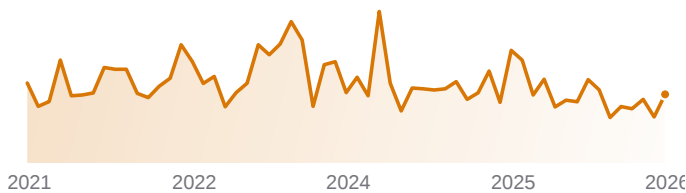
Sellers who sold at a gain

93%

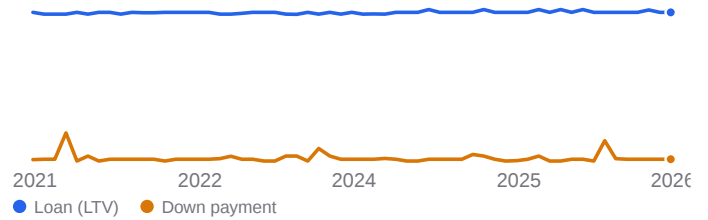


Median annualized return at resale

+4.6%

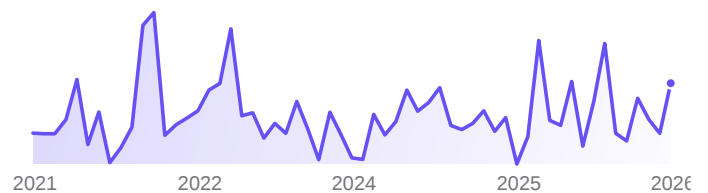


Financing (share of purchase price) Loan (LTV) 98% · Down payment 3.0%



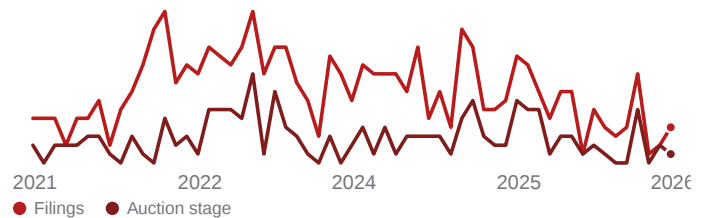
Typical hold before selling

9.9 yrs



Preforeclosure filings

Filings 5 · Auction stage 2



HOUSING STOCK

Homes	10,076
Median value (AVM)	\$339K
Median size	1,189 ft²
Median year built	1966
Single family	60%
Condos	9.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	30%
Underwater (LTV 125% or more)	4.2%
Owner occupied	86%
Company owned	9.9%
Median loan-to-value	68%
Typical ownership tenure	15.6 yrs

COMMUNITY

Population	39,327
Density	4,944 / mi²
Median household income	\$80K
Average household income	\$99K
Crime index (US avg 100)	112
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	37
Homes occupied	96%
Bachelor's or higher	17%
Poverty rate	11.6%
Unemployment	0.9%
Average temp	55°F
Annual precip	43 in
Sunshine	57%

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.