

Gaithersburg 20882

ZIP code · MD · Maryland > Montgomery County > Gaithersburg

SELLER'S MARKET

\$964K

MEDIAN SALE PRICE

+7.1%

1-YR CHANGE

143

SALES (12 MO)

\$774K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 61 / 100



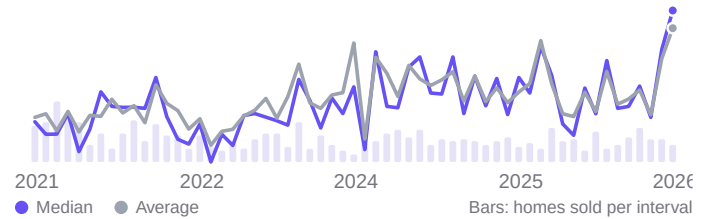
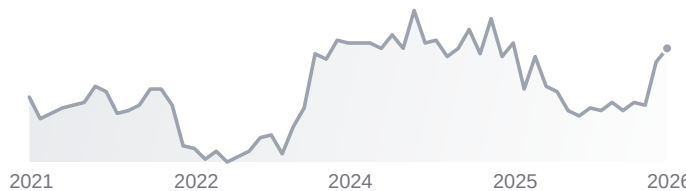
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

61 / 100

Sale prices

Median \$1.2M · Average \$1.1M

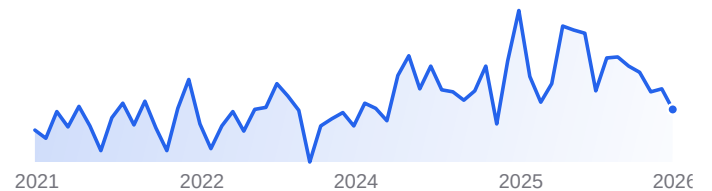
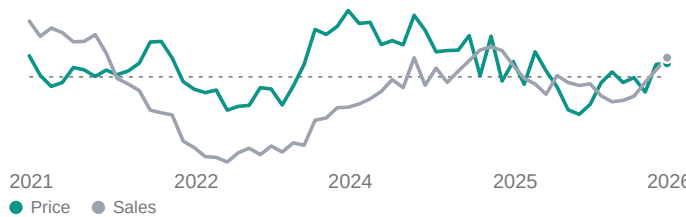


Growth (year over year)

Price +7.1% · Sales +10.0%

Price per square foot

\$224/ft²

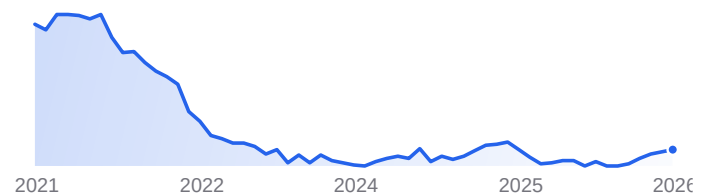
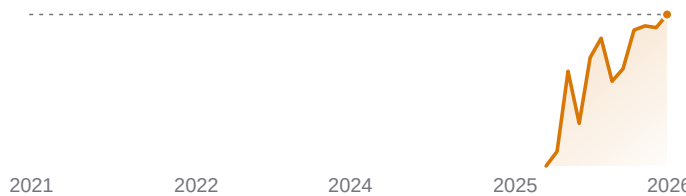


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

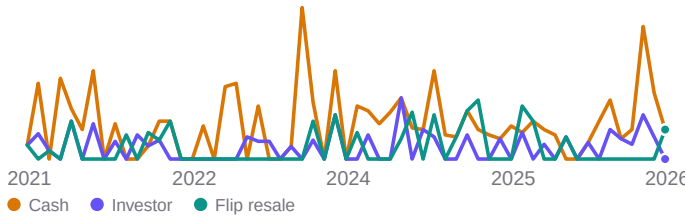
3.1%



BUYERS & OUTCOMES

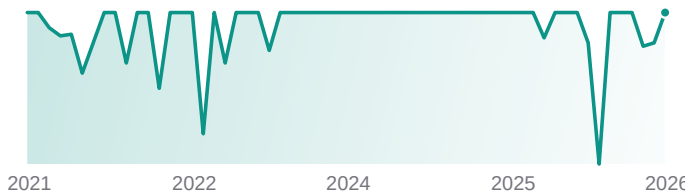
Buyer mix

Cash 11% · Investor 0% · Flip resale 11%



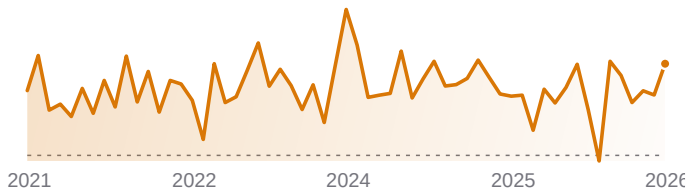
Sellers who sold at a gain

100%

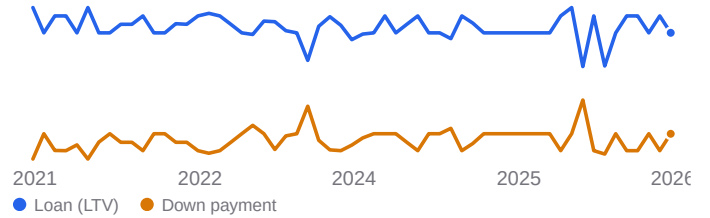


Median annualized return at resale

+5.8%



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



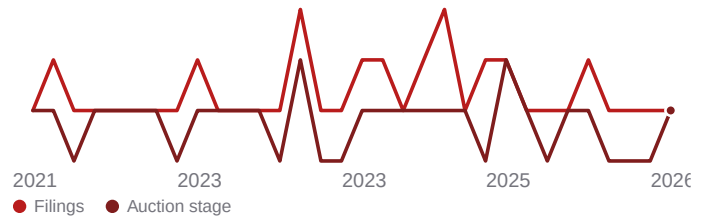
Typical hold before selling

8.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	4,549
Median value (AVM)	\$774K
Median size	3,033 ft²
Median year built	1986
Single family	96%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	37%
Underwater (LTV 125% or more)	2.7%
Owner occupied	91%
Company owned	12%
Median loan-to-value	59%
Typical ownership tenure	18.1 yrs

COMMUNITY

Population	15,506
Density	399 / mi²
Median household income	\$162K
Average household income	\$196K
Crime index (US avg 100)	41
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	37
Homes occupied	98%
Bachelor's or higher	29%
Poverty rate	3.7%
Unemployment	0.9%
Average temp	54°F
Annual precip	45 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.