

Takoma Park 20912

ZIP code · MD · Maryland > Montgomery County > Takoma Park

BALANCED MARKET

\$689K

MEDIAN SALE PRICE

-6.5%

1-YR CHANGE

194

SALES (12 MO)

\$629K

MEDIAN VALUE (AVM)

Market temperature

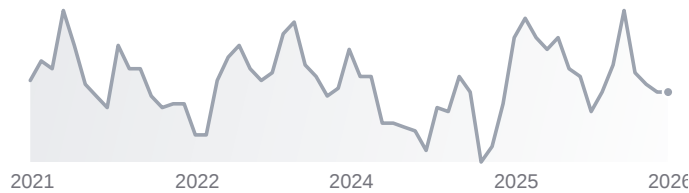
Balanced market · 46 / 100



MARKET TRENDS (5 YEARS)

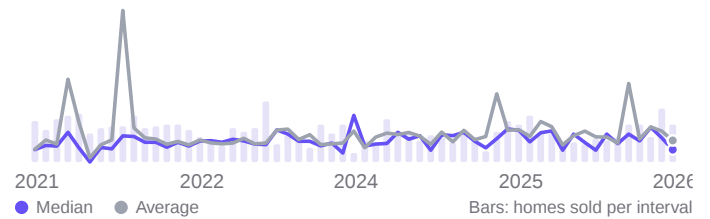
Market temperature (0-100)

46 / 100



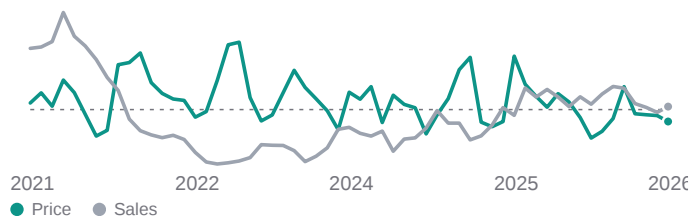
Sale prices

Median \$525K · Average \$658K



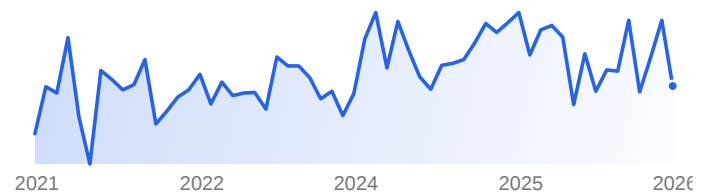
Growth (year over year)

Price -6.5% · Sales +1.6%



Price per square foot

\$341/ft²



Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

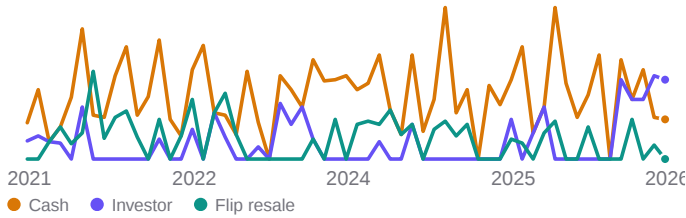
3.7%



BUYERS & OUTCOMES

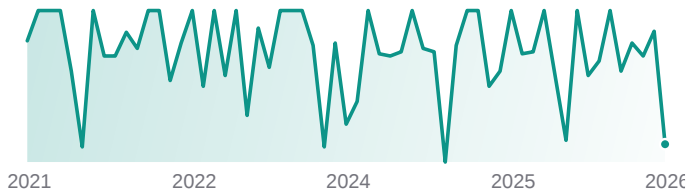
Buyer mix

Cash 9.5% · Investor 19% · Flip resale 0%



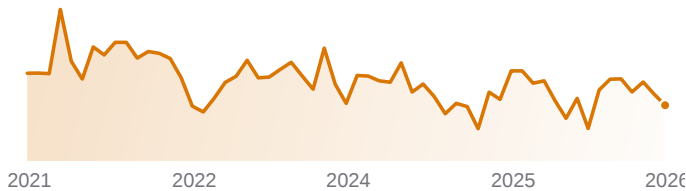
Sellers who sold at a gain

71%

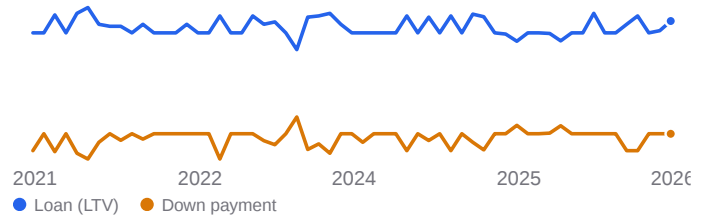


Median annualized return at resale

+3.1%

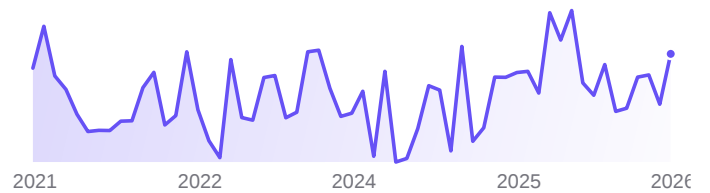


Financing (share of purchase price) Loan (LTV) 87% · Down payment 20%



Typical hold before selling

10.3 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	5,188
Median value (AVM)	\$629K
Median size	1,740 ft²
Median year built	1942
Single family	80%
Condos	13%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	42%
Underwater (LTV 125% or more)	3.1%
Owner occupied	80%
Company owned	15%
Median loan-to-value	58%
Typical ownership tenure	15.9 yrs

COMMUNITY

Population	25,476
Density	9,809 / mi²
Median household income	\$96K
Average household income	\$123K
Crime index (US avg 100)	119
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	39
Homes occupied	96%
Bachelor's or higher	20%
Poverty rate	14.0%
Unemployment	1.0%
Average temp	55°F
Annual precip	44 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.