

Dayton 21036

ZIP code · MD · Maryland > Howard County

BUYER'S MARKET

\$938K

MEDIAN SALE PRICE

+10.8%

1-YR CHANGE

19

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



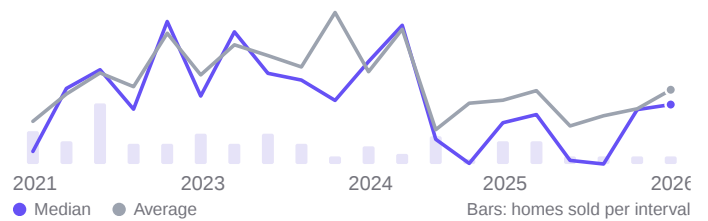
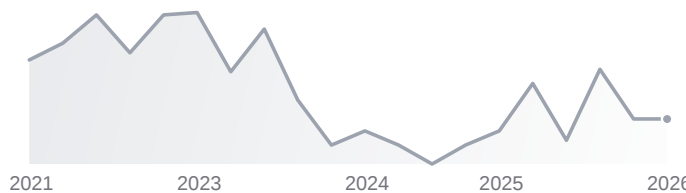
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

34 / 100

Sale prices

Median \$1M · Average \$1.1M

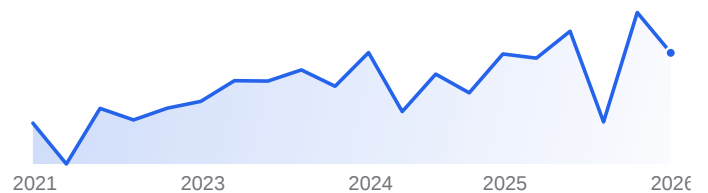
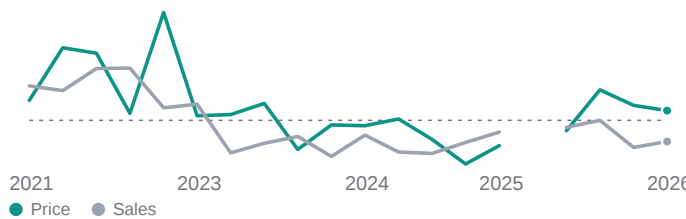


Growth (year over year)

Price +10.8% · Sales -24.0%

Price per square foot

\$345/ft²

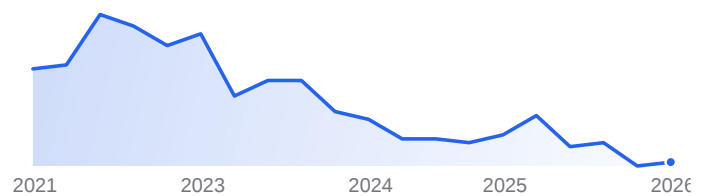


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

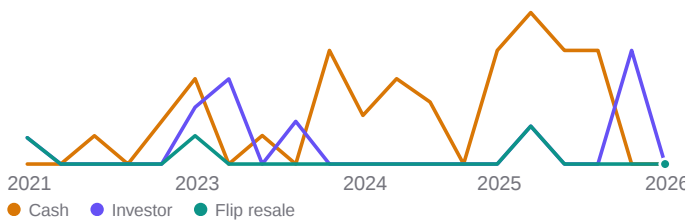
2.4%



BUYERS & OUTCOMES

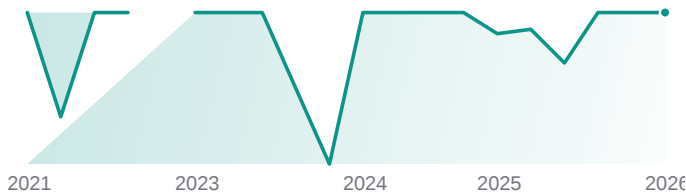
Buyer mix

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



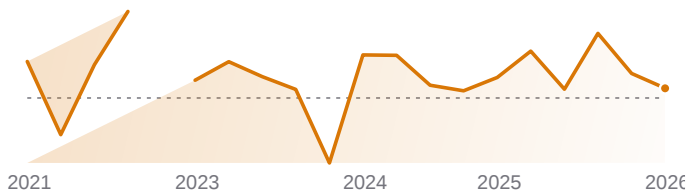
Sellers who sold at a gain

100%

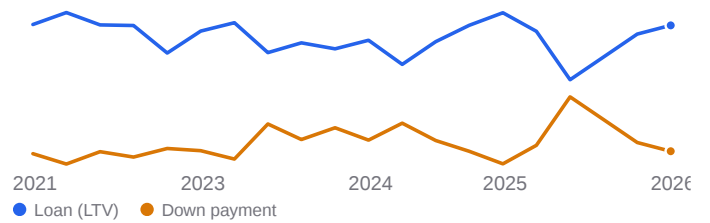


Median annualized return at resale

+1.5%

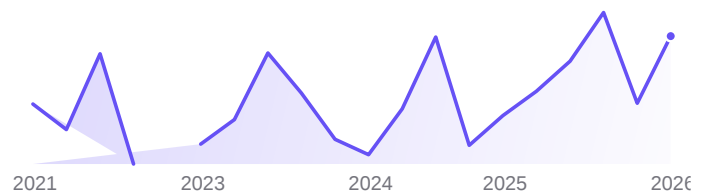


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

19.0 yrs



HOUSING STOCK

Homes	795
Median value (AVM)	\$1.1M
Median size	2,955 ft²
Median year built	1988
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	47%
Underwater (LTV 125% or more)	1.5%
Owner occupied	92%
Company owned	12%
Median loan-to-value	52%
Typical ownership tenure	14.2 yrs

COMMUNITY

Population	2,452
Density	368 / mi²
Median household income	\$164K
Average household income	\$196K
Crime index (US avg 100)	38
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	41
Homes occupied	98%
Bachelor's or higher	37%
Poverty rate	1.8%
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, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.