

Barton 21521

ZIP code · MD · Maryland > Garrett County > Barton

BUYER'S MARKET

\$105K

MEDIAN SALE PRICE

-35.8%

1-YR CHANGE

16

SALES (12 MO)

\$116K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



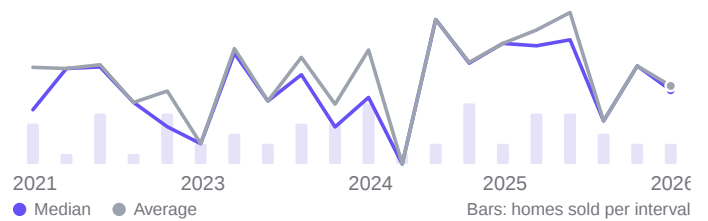
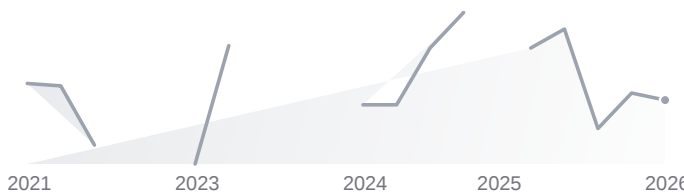
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

34 / 100

Sale prices

Median \$110K · Average \$115K

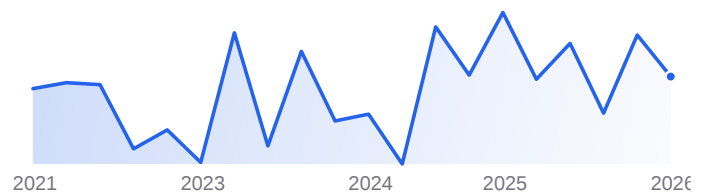
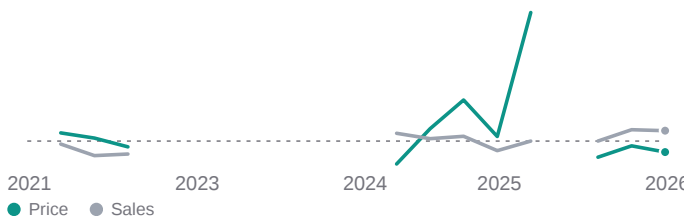


Growth (year over year)

Price -35.8% · Sales +33.3%

Price per square foot

\$79/ft²

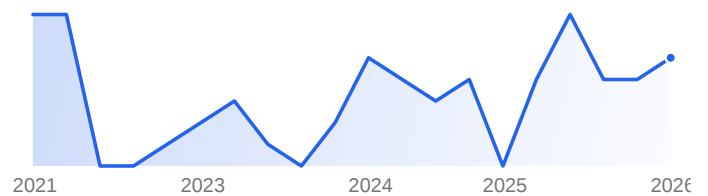


Sale premium vs estimated value

-7.6%

Annual turnover (share of homes sold)

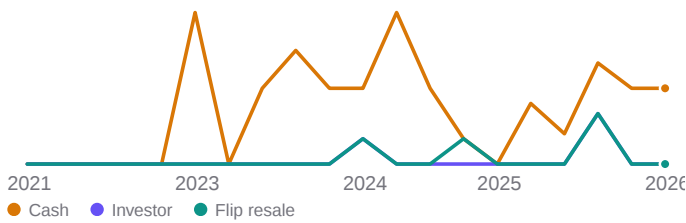
2.8%



BUYERS & OUTCOMES

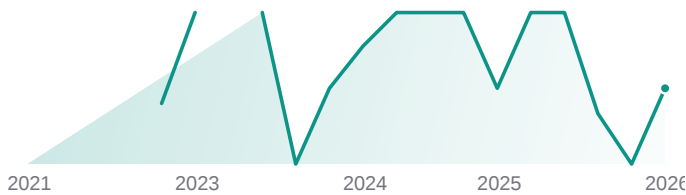
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



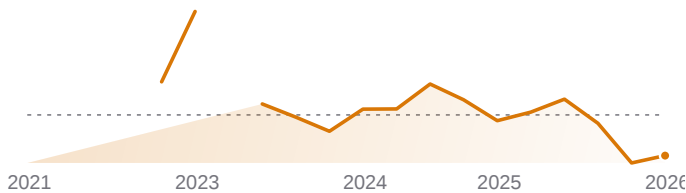
Sellers who sold at a gain

50%

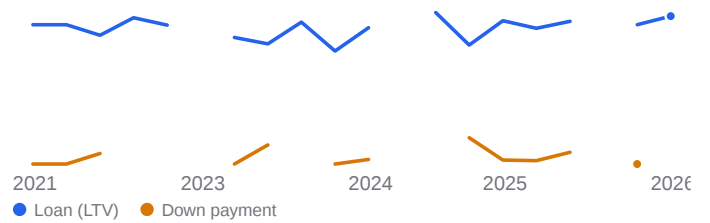


Median annualized return at resale

-22.5%



Financing (share of purchase price) Loan (LTV) 104% · Down payment 1.8%



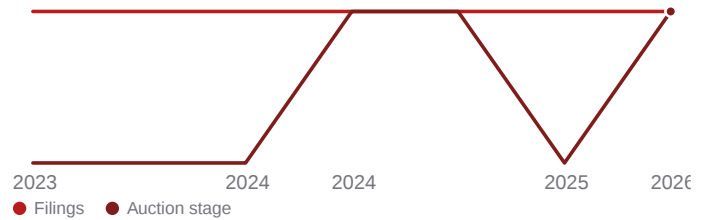
Typical hold before selling

2.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	581
Median value (AVM)	\$116K
Median size	1,410 ft²
Median year built	1943
Single family	83%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	3.3%
Owner occupied	73%
Company owned	8.3%
Median loan-to-value	40%
Typical ownership tenure	18.6 yrs

COMMUNITY

Population	1,241
Density	50 / mi²
Median household income	\$59K
Average household income	\$75K
Crime index (US avg 100)	73
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	32
Homes occupied	85%
Bachelor's or higher	4%
Poverty rate	18.1%
Unemployment	1.0%
Average temp	49°F
Annual precip	41 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.