

Nanticoke 21840

ZIP code · MD · Maryland > Wicomico County > Nanticoke

BUYER'S MARKET

\$90K

MEDIAN SALE PRICE

-81.1%

1-YR CHANGE

13

SALES (12 MO)

\$228K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 22 / 100



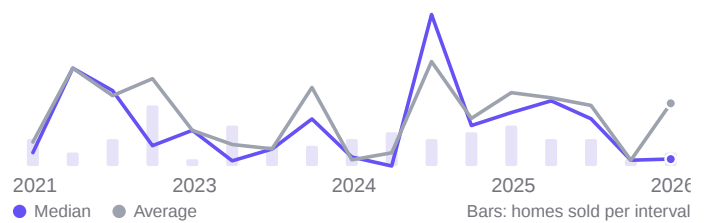
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

22 / 100

Sale prices

Median \$90K · Average \$333K

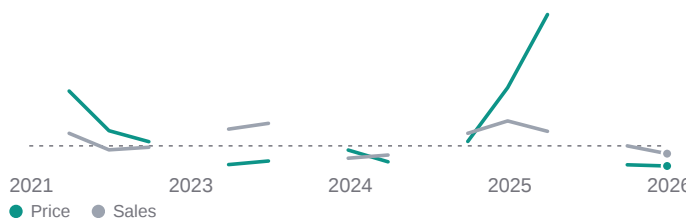


Growth (year over year)

Price -81.1% · Sales -31.6%

Price per square foot

\$46/ft²

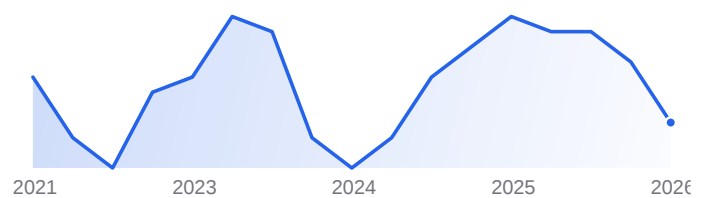
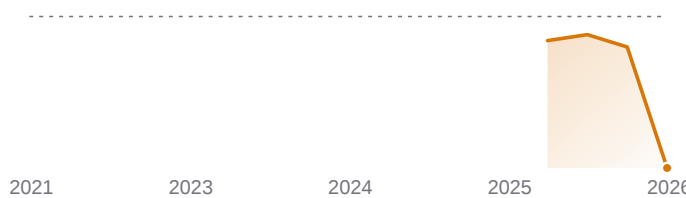


Sale premium vs estimated value

-30.2%

Annual turnover (share of homes sold)

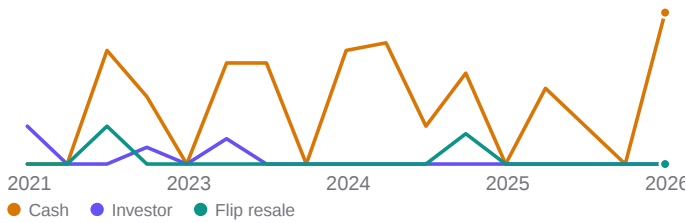
4.5%



BUYERS & OUTCOMES

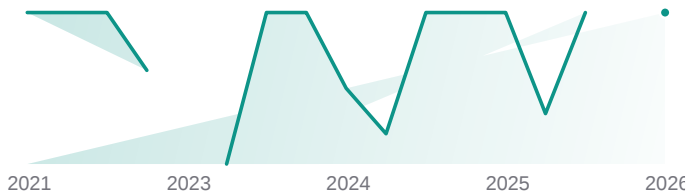
Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



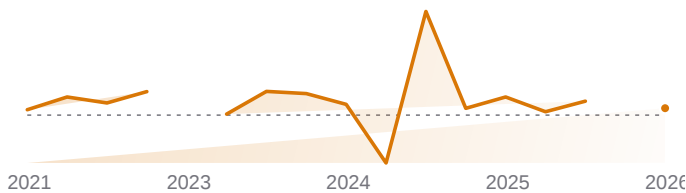
Sellers who sold at a gain

100%

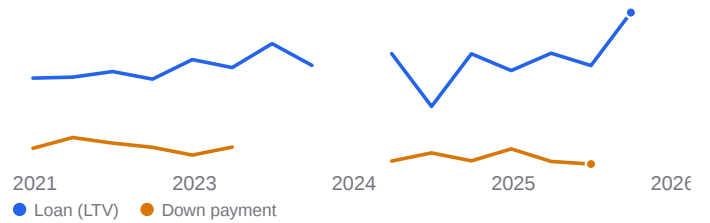


Median annualized return at resale

+3.1%

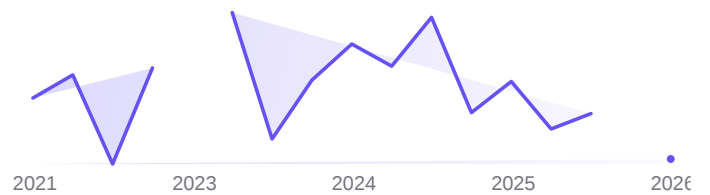


Financing (share of purchase price) Loan (LTV) 129% · Down payment 2.5%



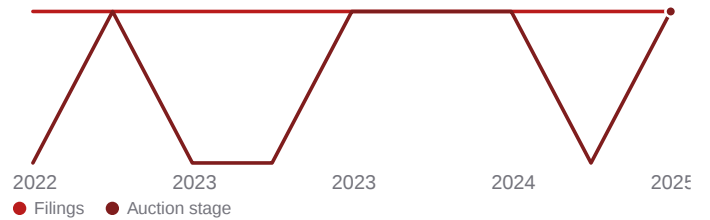
Typical hold before selling

1.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	289
Median value (AVM)	\$228K
Median size	1,547 ft²
Median year built	1962
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	5.1%
Owner occupied	57%
Company owned	6.2%
Median loan-to-value	45%
Typical ownership tenure	11.9 yrs

COMMUNITY

Population	616
Density	45 / mi ²
Median household income	\$86K
Average household income	\$101K
Crime index (US avg 100)	165
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	28
Homes occupied	76%
Bachelor's or higher	11%
Poverty rate	4.7%
Unemployment	1.0%
Average temp	57°F
Annual precip	44 in
Sunshine	57%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.