

Ascension Parish, LA

County · LA · Louisiana

BUYER'S MARKET

\$279K

MEDIAN SALE PRICE

-6.5%

1-YR CHANGE

1,290

SALES (12 MO)

\$274K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 23 / 100



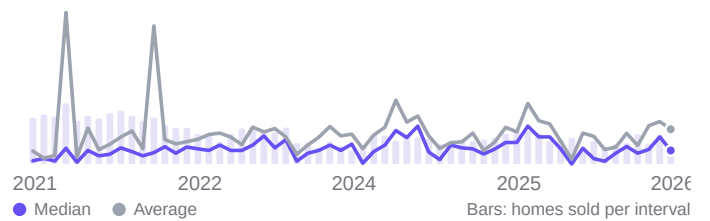
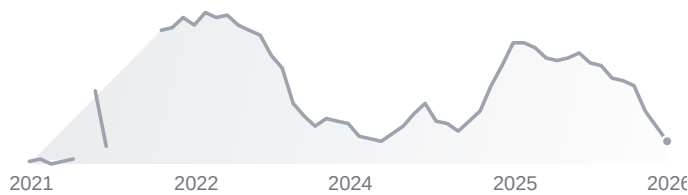
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

23 / 100

Sale prices

Median \$270K · Average \$309K

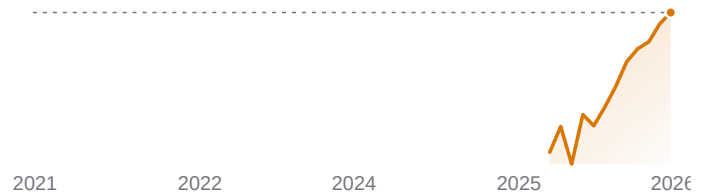
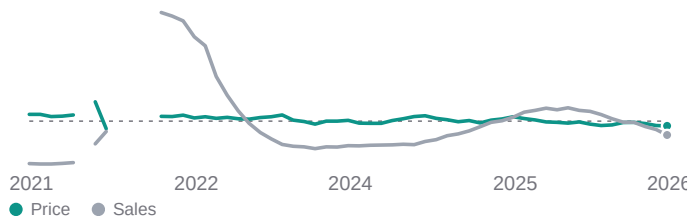


Growth (year over year)

Price -6.5% · Sales -19.0%

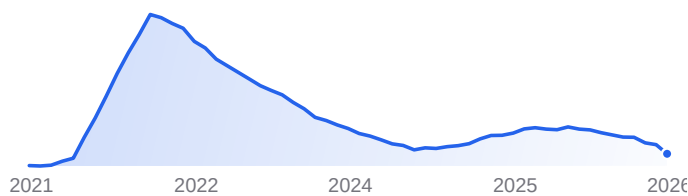
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

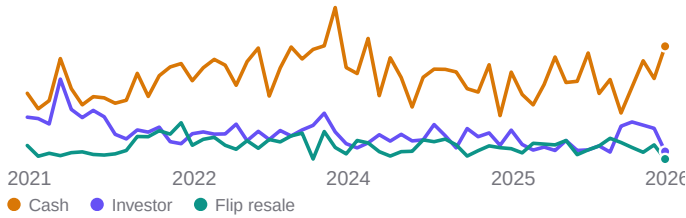
2.8%



BUYERS & OUTCOMES

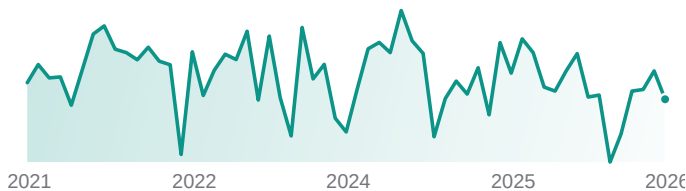
Buyer mix

Cash 33% · Investor 2.2% · Flip resale 0%



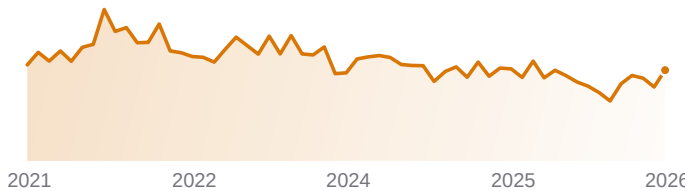
Sellers who sold at a gain

86%

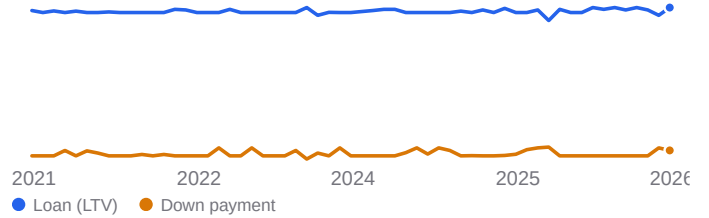


Median annualized return at resale

+3.9%

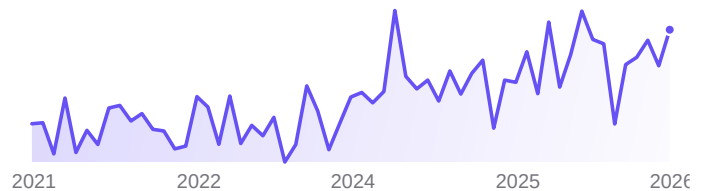


Financing (share of purchase price) Loan (LTV) 98% · Down payment 8.4%



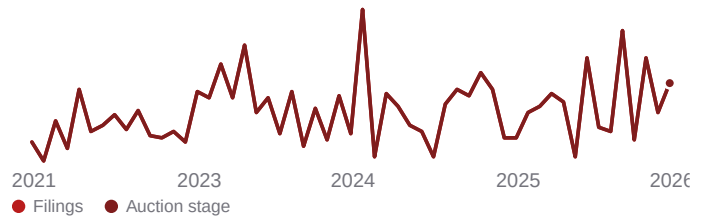
Typical hold before selling

6.5 yrs



Preforeclosure filings

Filings 39 · Auction stage 39



HOUSING STOCK

Homes	46,868
Median value (AVM)	\$274K
Median size	3,150 ft²
Median year built	1998
Single family	83%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	27%
Underwater (LTV 125% or more)	4.1%
Owner occupied	87%
Company owned	6.7%
Median loan-to-value	71%
Typical ownership tenure	8.2 yrs

COMMUNITY

Population	134,171
Density	463 / mi²
Median household income	\$92K
Average household income	\$117K
Crime index (US avg 100)	89
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	32
Homes occupied	92%
Bachelor's or higher	18%
Poverty rate	8.8%
Unemployment	1.3%
Average temp	68°F
Annual precip	64 in
Sunshine	60%

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.