

Iberville Parish, LA

County · LA · Louisiana

BUYER'S MARKET

\$165K

MEDIAN SALE PRICE

-15.8%

1-YR CHANGE

240

SALES (12 MO)

\$117K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 27 / 100



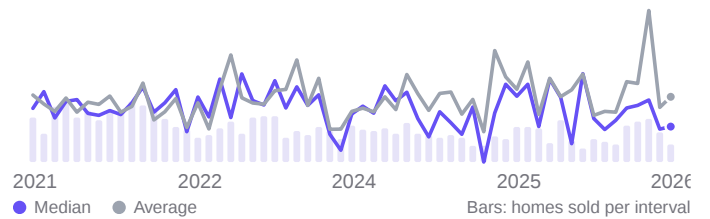
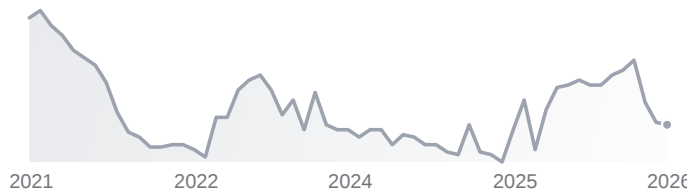
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

27 / 100

Sale prices

Median \$150K · Average \$206K

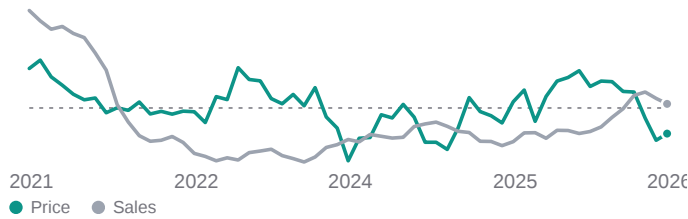


Growth (year over year)

Price -15.8% · Sales +2.6%

Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

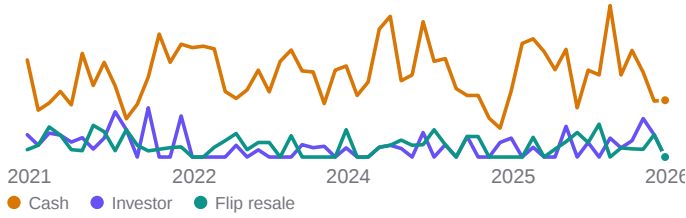
2.1%



BUYERS & OUTCOMES

Buyer mix

Cash 23% · Investor 0% · Flip resale 0%



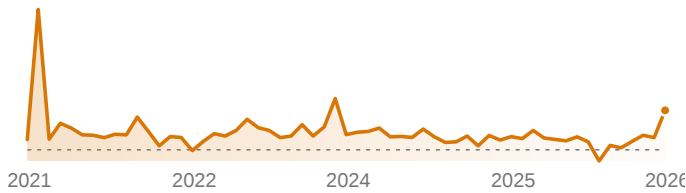
Sellers who sold at a gain

82%

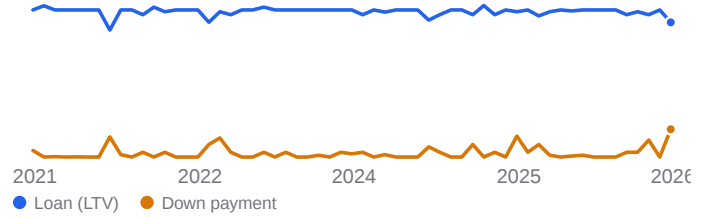


Median annualized return at resale

+11.2%

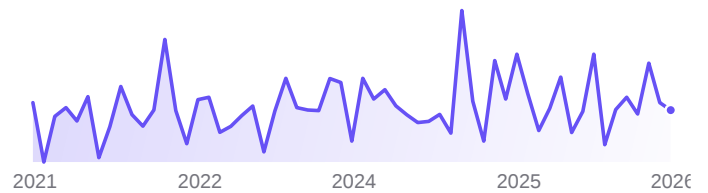


Financing (share of purchase price) Loan (LTV) 90% · Down payment 20%



Typical hold before selling

4.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	11,583
Median value (AVM)	\$117K
Median size	1,216 ft²
Median year built	1999
Single family	92%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	47%
Underwater (LTV 125% or more)	6.6%
Owner occupied	86%
Company owned	8.2%
Median loan-to-value	58%
Typical ownership tenure	8.0 yrs

COMMUNITY

Population	29,834
Density	48 / mi²
Median household income	\$65K
Average household income	\$85K
Crime index (US avg 100)	104
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	29
Homes occupied	82%
Bachelor's or higher	10%
Poverty rate	12.1%
Unemployment	1.3%
Average temp	68°F
Annual precip	63 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.