

Saint Martin

County · LA · Louisiana

STRONG BUYER'S MARKET

\$129K

MEDIAN SALE PRICE

-15.4%

1-YR CHANGE

323

SALES (12 MO)

\$147K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 8 / 100



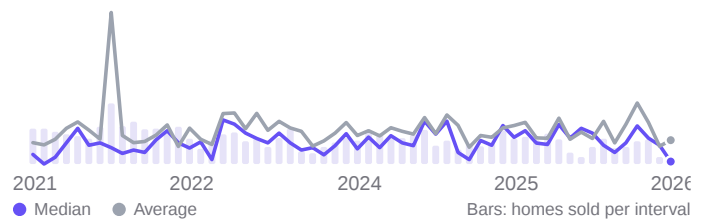
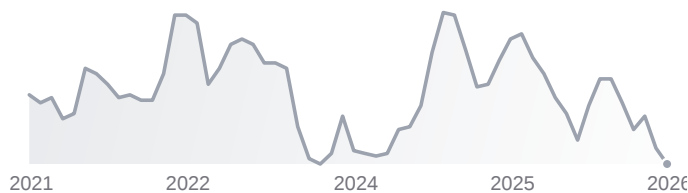
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

8 / 100

Sale prices

Median \$101K · Average \$146K

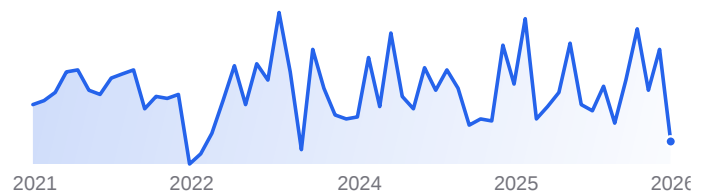
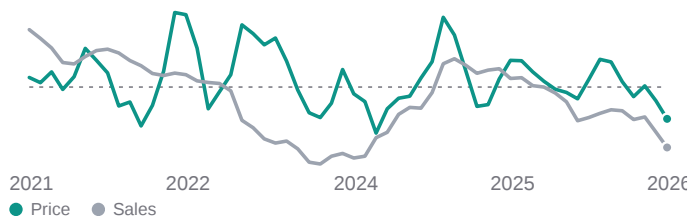


Growth (year over year)

Price -15.4% · Sales -29.2%

Price per square foot

\$67/ft²

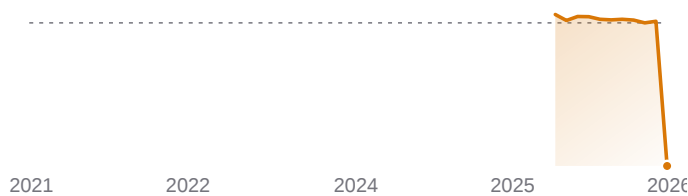


Sale premium vs estimated value

-56.9%

Annual turnover (share of homes sold)

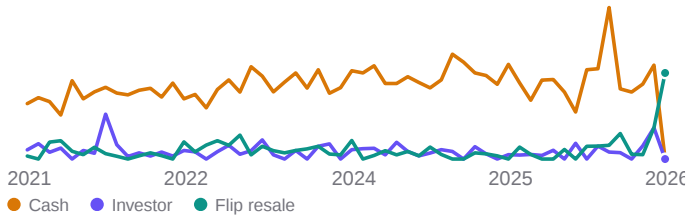
1.5%



BUYERS & OUTCOMES

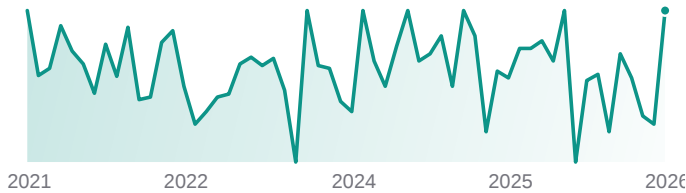
Buyer mix

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



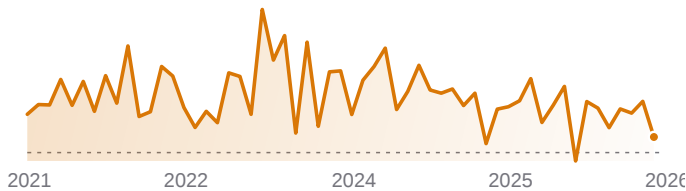
Sellers who sold at a gain

100%

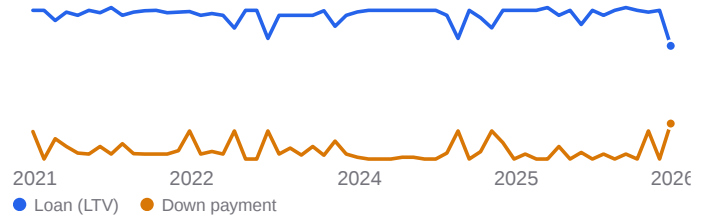


Median annualized return at resale

+1.1%

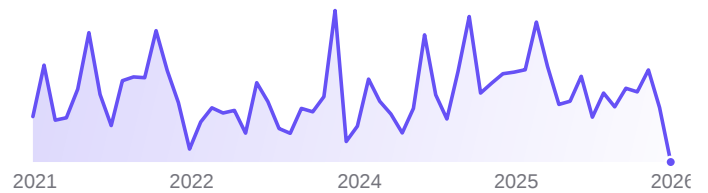


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



Typical hold before selling

0.4 yrs



Preforeclosure filings

Filings 8 · Auction stage 8



HOUSING STOCK

Homes	21,475
Median value (AVM)	\$147K
Median size	1,398 ft²
Median year built	1981
Single family	74%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	5.5%
Owner occupied	82%
Company owned	8.2%
Median loan-to-value	52%
Typical ownership tenure	8.0 yrs

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