

Lake Cormorant 38641

ZIP code · MS · Mississippi · DeSoto County

\$297K

MEDIAN SALE PRICE

7

SALES (12 MO)

\$317K

MEDIAN VALUE (AVM)

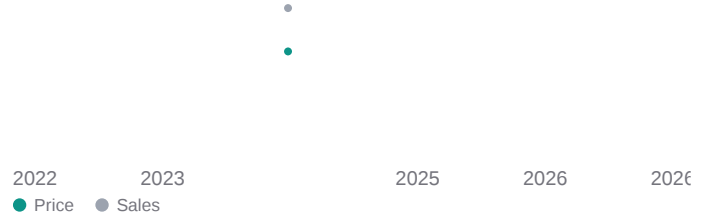
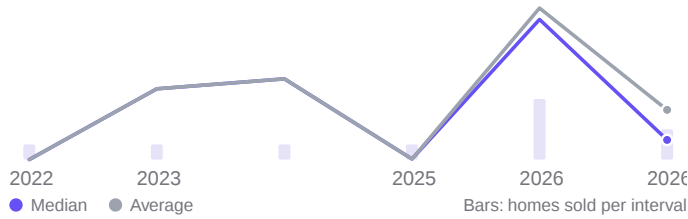
MARKET TRENDS (5 YEARS)

Sale prices

Median \$188K · Average \$233K

Growth (year over year)

Price +71.4% · Sales +100.0%

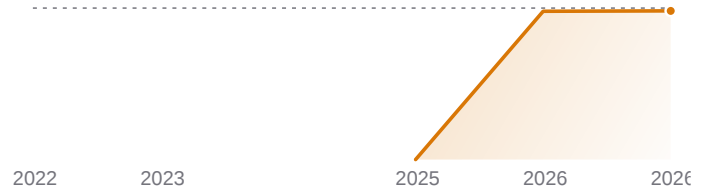


Price per square foot

\$126/ft²

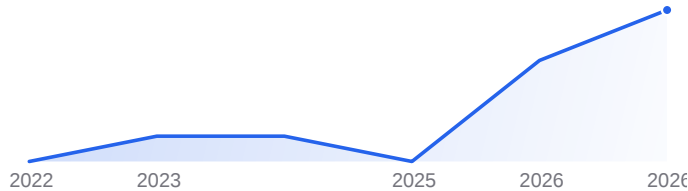
Sale premium vs estimated value

-0.8%



Annual turnover (share of homes sold)

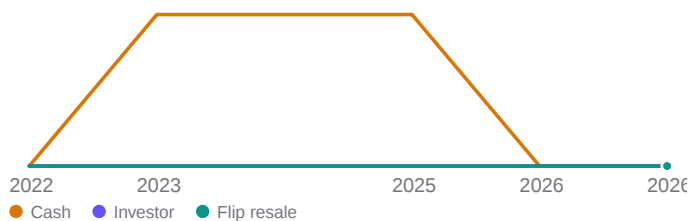
0.7%



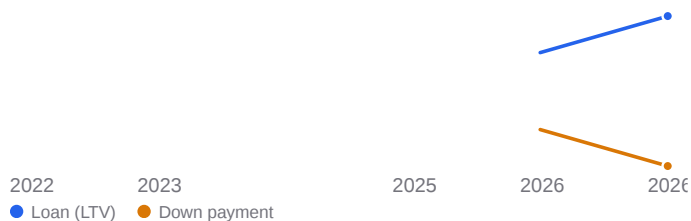
BUYERS & OUTCOMES

Buyer mix

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

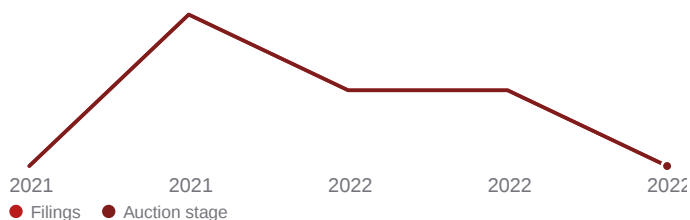


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	995
Median value (AVM)	\$317K
Median size	2,261 ft²
Median bedrooms	3
Median year built	2000
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	2.8%
Owner occupied	83%
Company owned	7.8%
Median loan-to-value	48%
Typical ownership tenure	6.7 yrs

COMMUNITY

Population	4,044
Density	51 / mi²
Median household income	\$66K

Average household income	\$84K
Crime index (US avg 100)	148
Air pollution index (US avg 100)	159
Earthquake index (US avg 100)	198
Homes occupied	89%
Bachelor's or higher	18%
Poverty rate	21.1%
Unemployment	0.8%
Average temp	61°F
Annual precip	53 in
Sunshine	64%

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.