

Braxton 39044

ZIP code · MS · Mississippi > Simpson County > Braxton

\$160K

MEDIAN SALE PRICE

15

SALES (12 MO)

\$258K

MEDIAN VALUE (AVM)

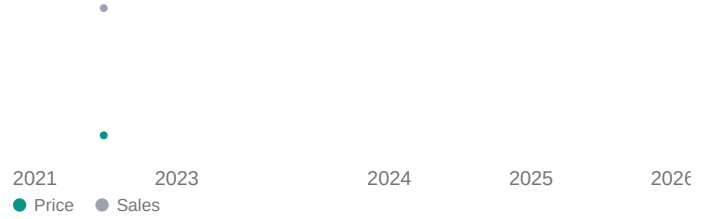
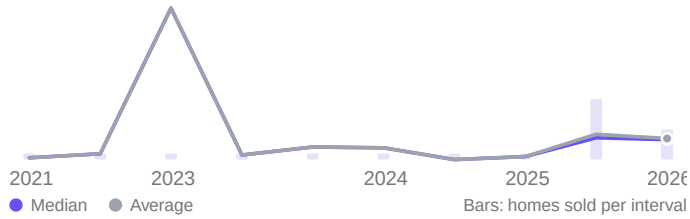
MARKET TRENDS (5 YEARS)

Sale prices

Median \$149K · Average \$157K

Growth (year over year)

Price +16.0% · Sales +100.0%

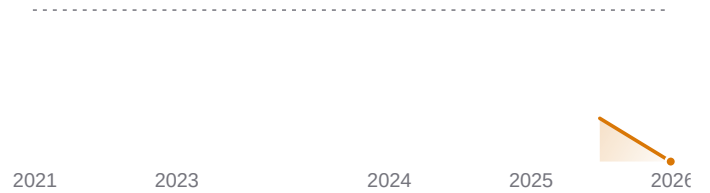
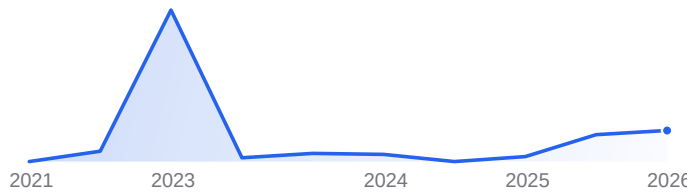


Price per square foot

\$109/ft²

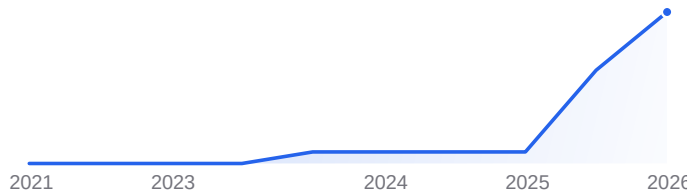
Sale premium vs estimated value

-10.3%



Annual turnover (share of homes sold)

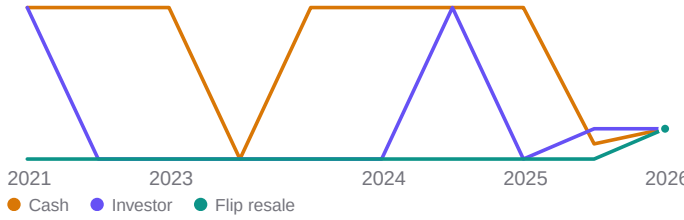
1.0%



BUYERS & OUTCOMES

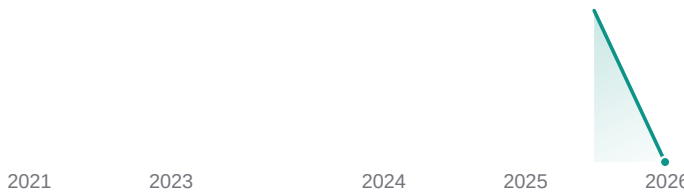
Buyer mix

Cash 20% · Investor 20% · Flip resale 20%

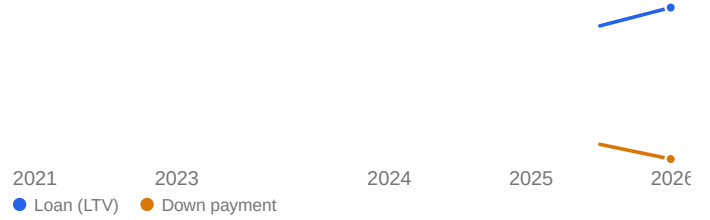


Sellers who sold at a gain

0%

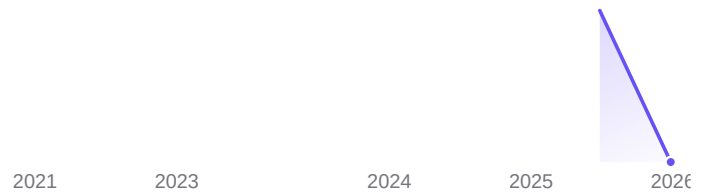


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



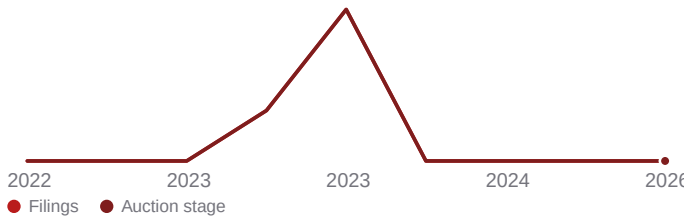
Typical hold before selling

0.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,576
Median value (AVM)	\$258K
Median size	1,680 ft²
Median bedrooms	3
Median year built	1990
Single family	76%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	82%
Underwater (LTV 125% or more)	1.6%
Owner occupied	77%
Company owned	11%
Median loan-to-value	0%
Typical ownership tenure	12.5 yrs

COMMUNITY

Population	5,272
Density	39 / mi²
Median household income	\$75K
Average household income	\$83K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	32
Homes occupied	91%
Bachelor's or higher	14%
Poverty rate	10.5%
Unemployment	0.8%
Average temp	64°F
Annual precip	60 in
Sunshine	61%

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.