

Destrehan 70047

ZIP code · LA · Louisiana > Saint Charles > Destrehan

BALANCED MARKET

\$276K

MEDIAN SALE PRICE

+18.4%

1-YR CHANGE

128

SALES (12 MO)

\$313K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100

Buyer's market

Balanced

Seller's market

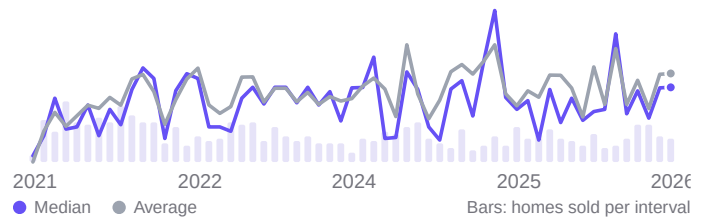
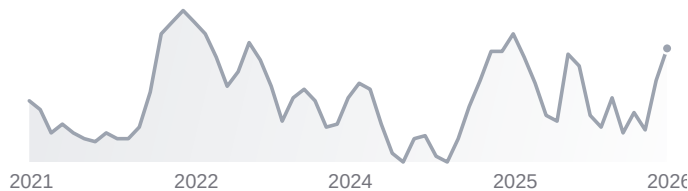
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$300K · Average \$332K

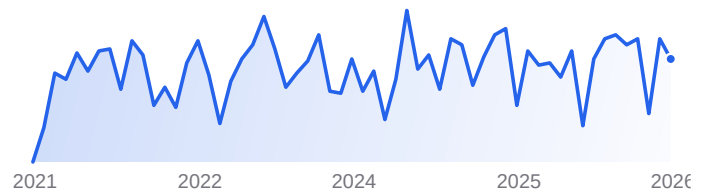
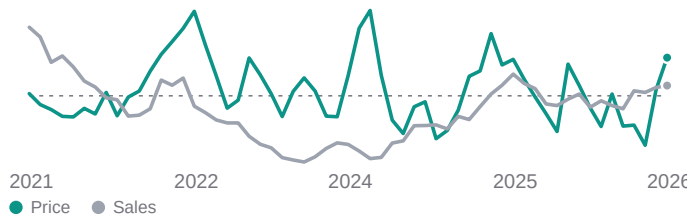


Growth (year over year)

Price +18.4% · Sales +4.9%

Price per square foot

\$143/ft²

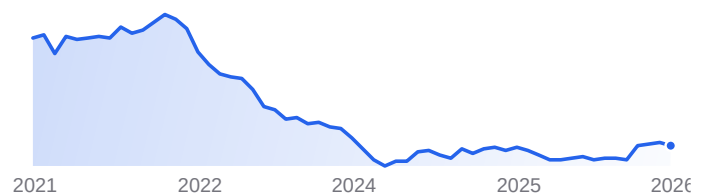


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

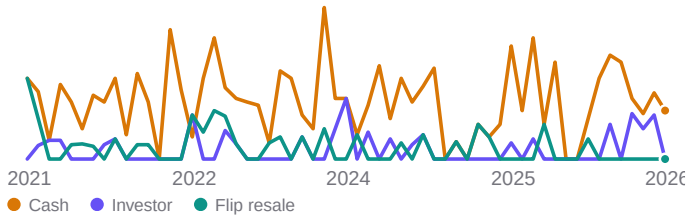
2.9%



BUYERS & OUTCOMES

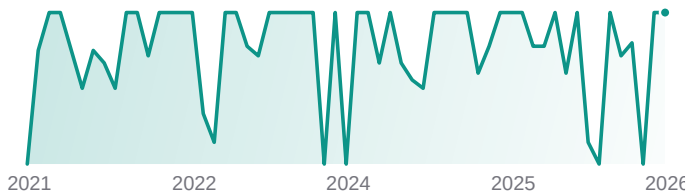
Buyer mix

Cash 20% · Investor 0% · Flip resale 0%



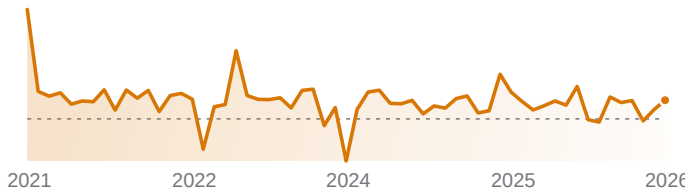
Sellers who sold at a gain

100%

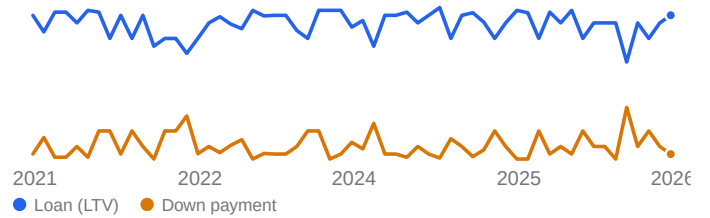


Median annualized return at resale

+3.6%

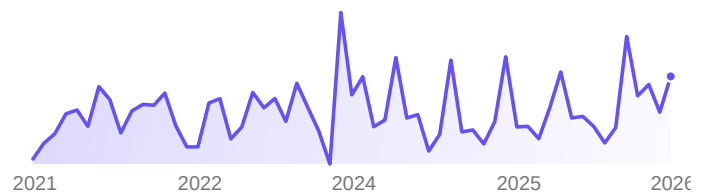


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



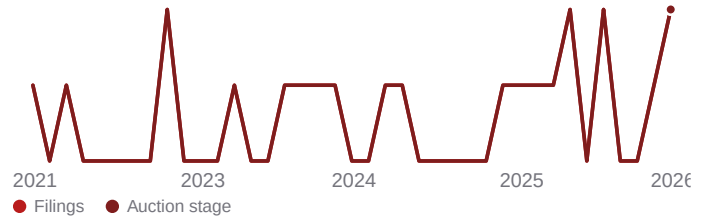
Typical hold before selling

10.6 yrs



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	4,392
Median value (AVM)	\$313K
Median size	2,002 ft²
Median year built	1985
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	46%
Underwater (LTV 125% or more)	2.6%
Owner occupied	88%
Company owned	6.2%
Median loan-to-value	56%
Typical ownership tenure	13.2 yrs

COMMUNITY

Population	10,960
Density	457 / mi²
Median household income	\$85K
Average household income	\$126K
Crime index (US avg 100)	58
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	25
Homes occupied	95%
Bachelor's or higher	26%
Poverty rate	11.5%
Unemployment	1.0%
Average temp	69°F
Annual precip	65 in
Sunshine	58%

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.