

New Orleans 70113

ZIP code · LA · Louisiana > Orleans Parish > New Orleans

SELLER'S MARKET

\$282K

MEDIAN SALE PRICE

+71.0%

1-YR CHANGE

75

SALES (12 MO)

\$334K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 71 / 100



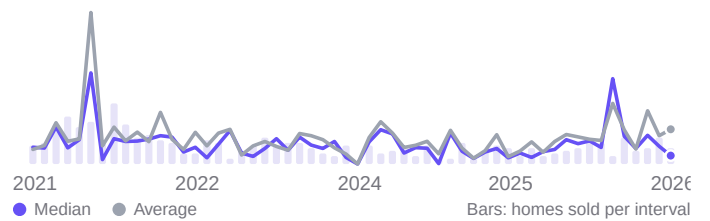
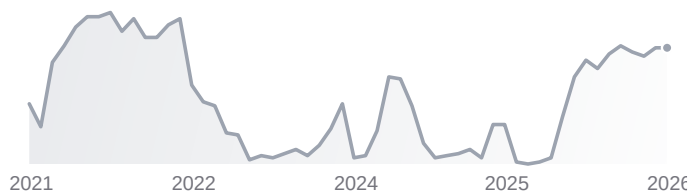
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

71 / 100

Sale prices

Median \$170K · Average \$468K

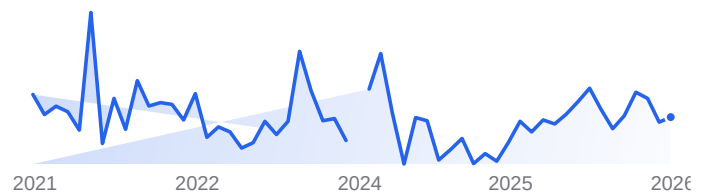
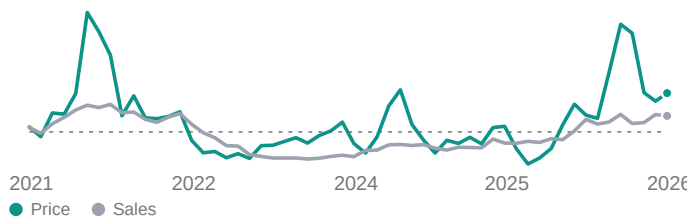


Growth (year over year)

Price +71.0% · Sales +29.3%

Price per square foot

\$169/ft²

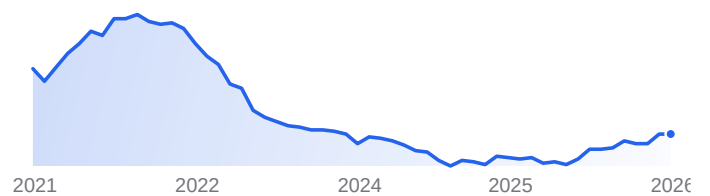
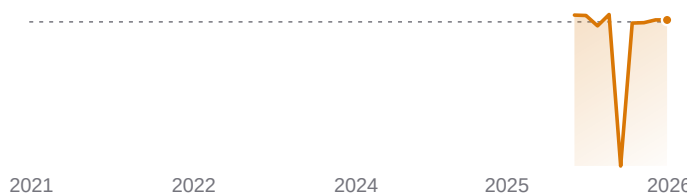


Sale premium vs estimated value

+1.0%

Annual turnover (share of homes sold)

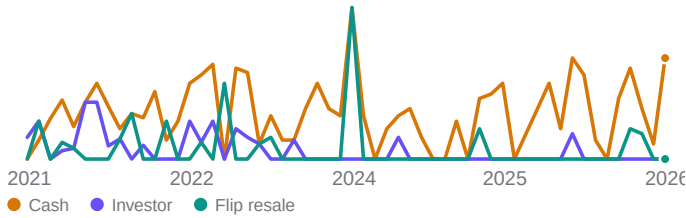
3.7%



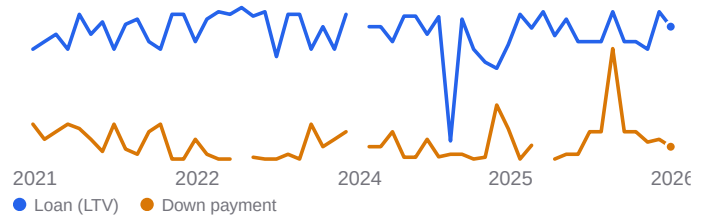
BUYERS & OUTCOMES

Buyer mix

Cash 67% · Investor 0% · Flip resale 0%

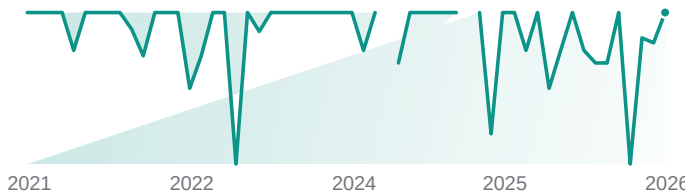


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



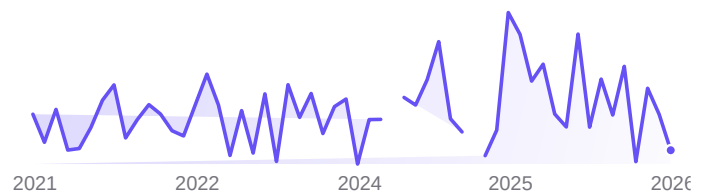
Sellers who sold at a gain

100%



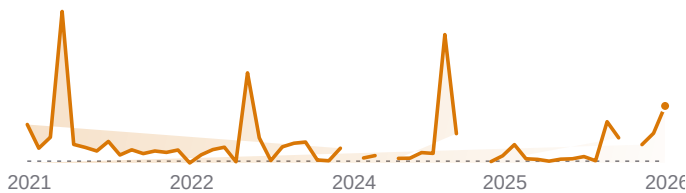
Typical hold before selling

1.2 yrs



Median annualized return at resale

+40.1%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	2,043
Median value (AVM)	\$334K
Median size	1,560 ft²
Median bedrooms	4
Median year built	1925
Single family	35%
Condos	21%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	45%
Underwater (LTV 125% or more)	4.4%
Owner occupied	54%
Company owned	28%
Median loan-to-value	59%

Typical ownership tenure

11.2 yrs

COMMUNITY

Population	8,305
Density	7,539 / mi²
Median household income	\$44K
Average household income	\$61K
Crime index (US avg 100)	164
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	32
Homes occupied	77%
Bachelor's or higher	17%
Poverty rate	31.8%
Unemployment	1.2%
Average temp	69°F
Annual precip	65 in
Sunshine	58%

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