

Angie 70426

ZIP code · LA · Louisiana · Washington Parish · Angie

BUYER'S MARKET

\$57K

MEDIAN SALE PRICE

-61.8%

1-YR CHANGE

28

SALES (12 MO)

\$91K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



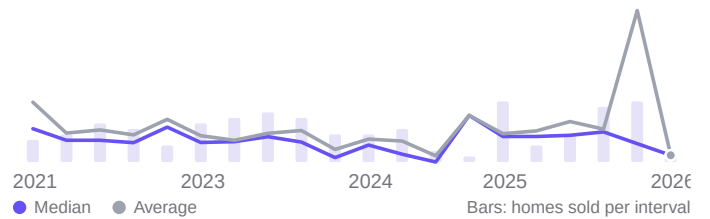
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

37 / 100

Sale prices

Median \$39K · Average \$39K

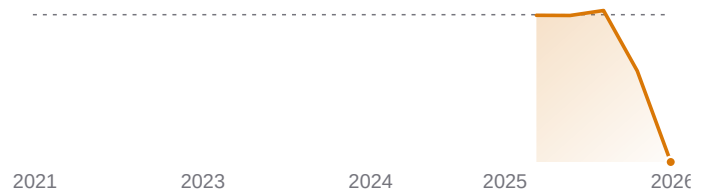
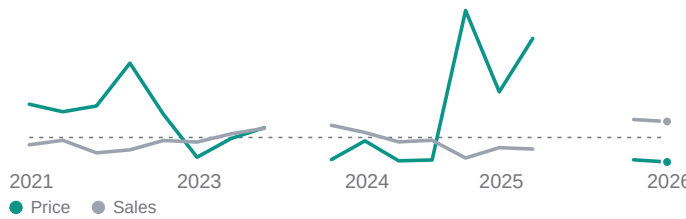


Growth (year over year)

Price -61.8% · Sales +40.0%

Sale premium vs estimated value

-78.0%



Annual turnover (share of homes sold)

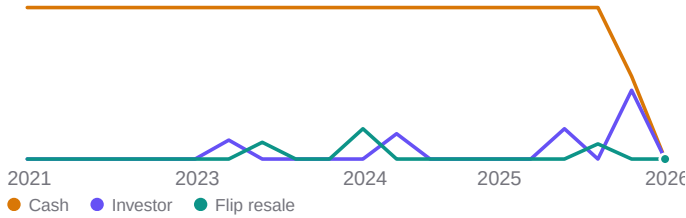
1.3%



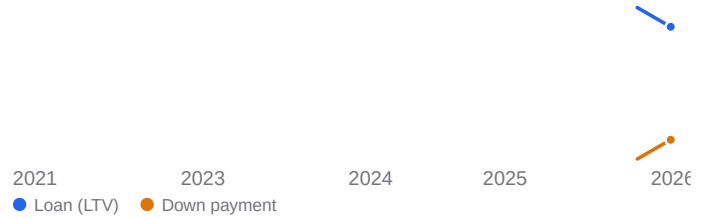
BUYERS & OUTCOMES

Buyer mix

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

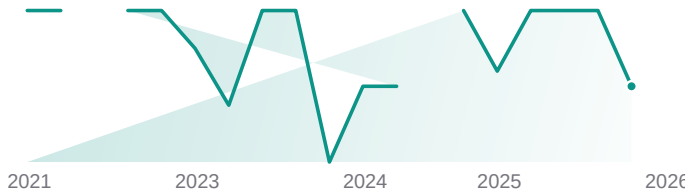


Financing (share of purchase price) Loan (LTV) 72% · Down payment 28%



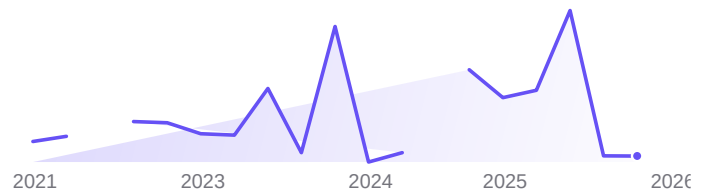
Sellers who sold at a gain

50%



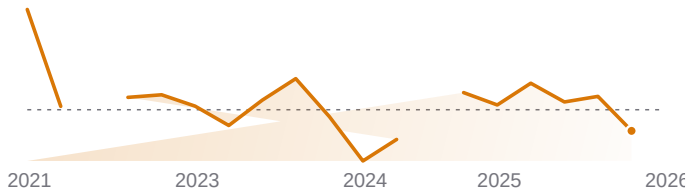
Typical hold before selling

1.9 yrs



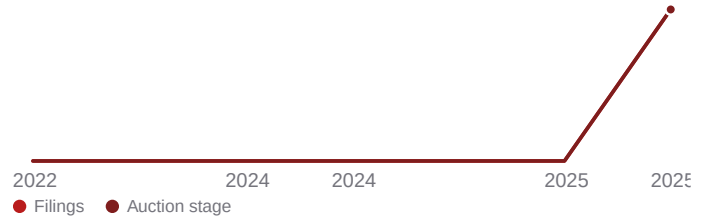
Median annualized return at resale

-10.6%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	2,121
Median value (AVM)	\$91K
Single family	68%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	5.3%
Owner occupied	68%
Company owned	6.5%
Median loan-to-value	0%
Typical ownership tenure	8.9 yrs

COMMUNITY

Population	5,917
Density	48 / mi²
Median household income	\$47K
Average household income	\$62K
Crime index (US avg 100)	91
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	36
Homes occupied	82%
Bachelor's or higher	7%
Poverty rate	19.6%
Unemployment	0.8%
Average temp	66°F
Annual precip	65 in
Sunshine	60%

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.