

Ponchatoula 70454

ZIP code · LA · Louisiana > Tangipahoa Parish > Ponchatoula

BUYER'S MARKET

\$228K

MEDIAN SALE PRICE

-5.5%

1-YR CHANGE

453

SALES (12 MO)

\$231K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



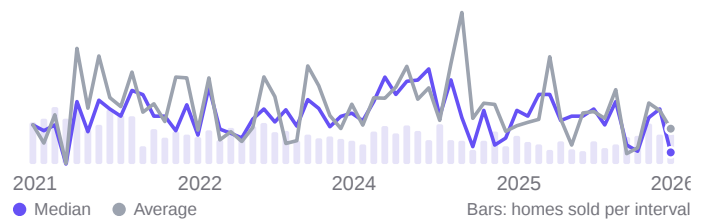
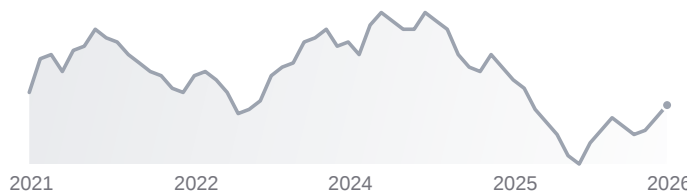
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

34 / 100

Sale prices

Median \$210K · Average \$226K

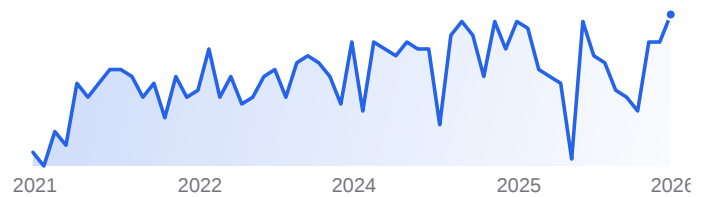
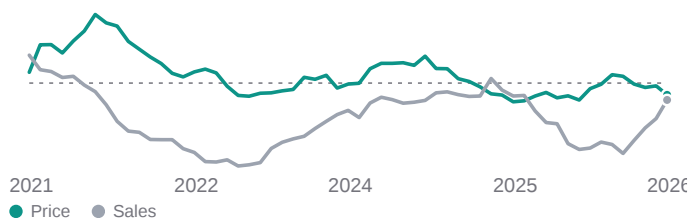


Growth (year over year)

Price -5.5% · Sales -7.9%

Price per square foot

\$117/ft²



Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

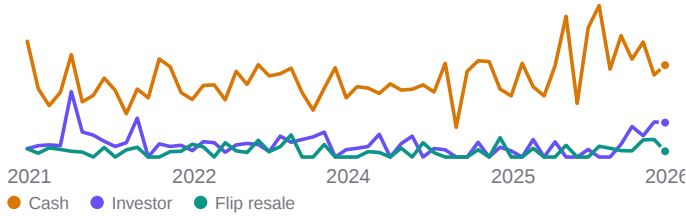
3.3%



BUYERS & OUTCOMES

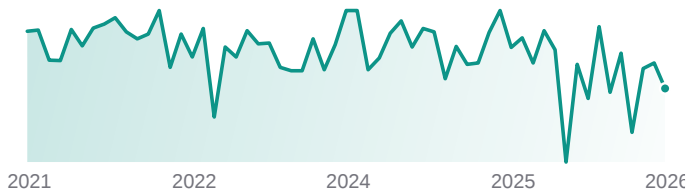
Buyer mix

Cash 33% · Investor 12% · Flip resale 2.0%



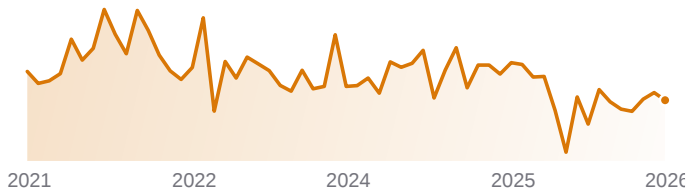
Sellers who sold at a gain

77%

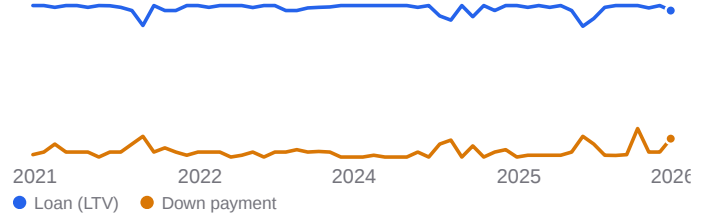


Median annualized return at resale

+3.4%

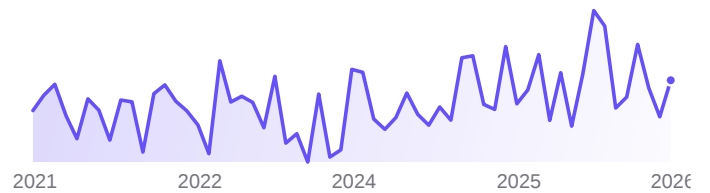


Financing (share of purchase price) Loan (LTV) 95% · Down payment 14%



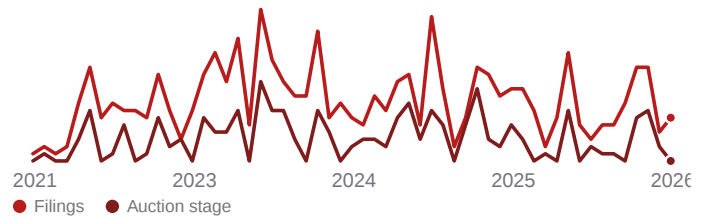
Typical hold before selling

6.6 yrs



Preforeclosure filings

Filings 6 · Auction stage 0



HOUSING STOCK

Homes	13,599
Median value (AVM)	\$231K
Median size	2,224 ft²
Median bedrooms	4
Median year built	2007
Single family	94%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	30%
Underwater (LTV 125% or more)	3.5%
Owner occupied	89%
Company owned	7.5%
Median loan-to-value	70%

Typical ownership tenure

7.8 yrs

COMMUNITY

Population	32,190
Density	191 / mi²
Median household income	\$66K
Average household income	\$87K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	29
Homes occupied	92%
Bachelor's or higher	15%
Poverty rate	9.3%
Unemployment	1.4%
Average temp	68°F
Annual precip	66 in
Sunshine	60%

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.