

Broussard 70518

ZIP code · LA · Louisiana > Lafayette Parish > Broussard

BALANCED MARKET

\$290K

MEDIAN SALE PRICE

+8.2%

1-YR CHANGE

209

SALES (12 MO)

\$282K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 40 / 100



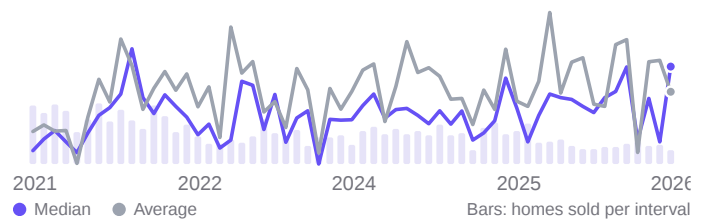
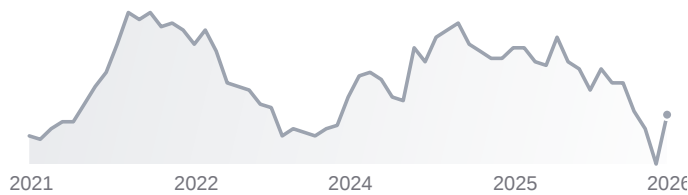
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

40 / 100

Sale prices

Median \$330K · Average \$302K

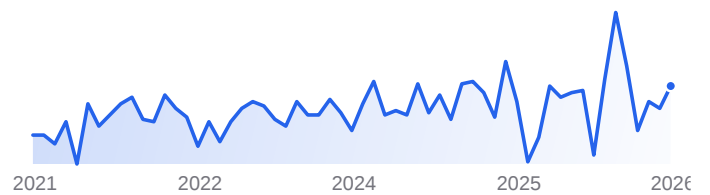
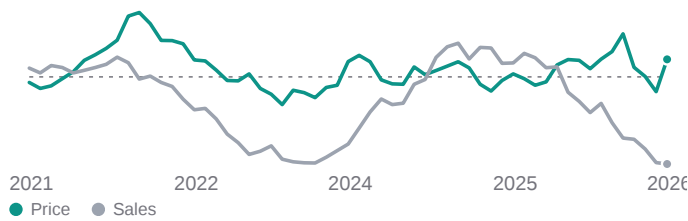


Growth (year over year)

Price +8.2% · Sales -41.0%

Price per square foot

\$161/ft²

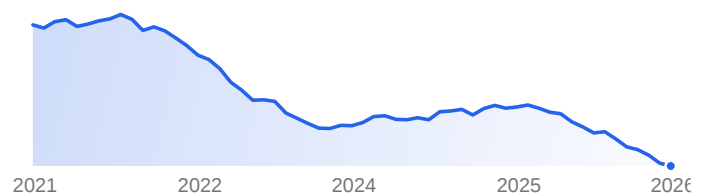
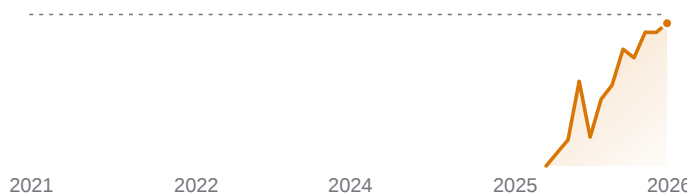


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

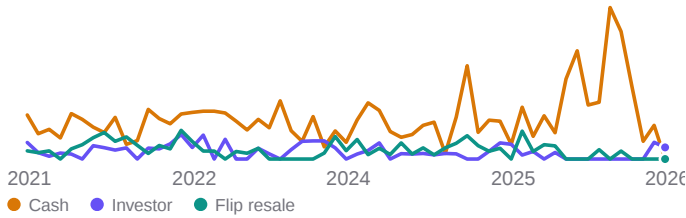
3.3%



BUYERS & OUTCOMES

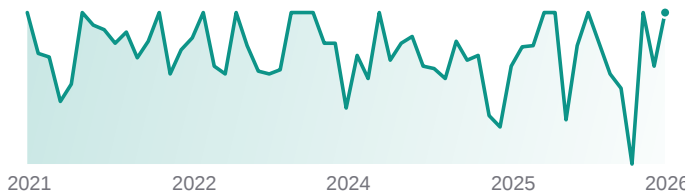
Buyer mix

Cash 0% · Investor 7.7% · Flip resale 0%



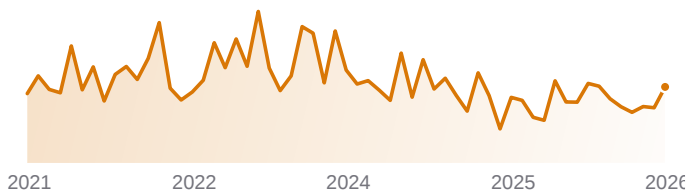
Sellers who sold at a gain

100%

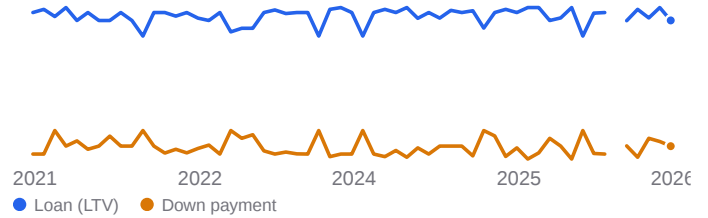


Median annualized return at resale

+3.1%

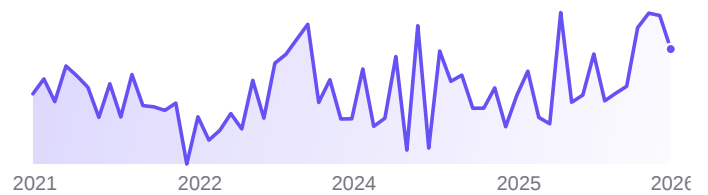


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



Typical hold before selling

6.5 yrs



Preforeclosure filings

Filings 4 · Auction stage 4



HOUSING STOCK

Homes	6,412
Median value (AVM)	\$282K
Median size	1,778 ft²
Median year built	2002
Single family	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	30%
Underwater (LTV 125% or more)	2.4%
Owner occupied	96%
Company owned	6.0%
Median loan-to-value	71%
Typical ownership tenure	7.6 yrs

COMMUNITY

Population	16,781
Density	395 / mi²
Median household income	\$93K
Average household income	\$109K
Crime index (US avg 100)	86
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	26
Homes occupied	92%
Bachelor's or higher	26%
Poverty rate	10.0%
Unemployment	1.2%
Average temp	68°F
Annual precip	64 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.