

Brusly 70719

ZIP code · LA · Louisiana > West Baton Rouge Parish > Brusly

BUYER'S MARKET

\$228K

MEDIAN SALE PRICE

-3.9%

1-YR CHANGE

35

SALES (12 MO)

\$219K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 33 / 100



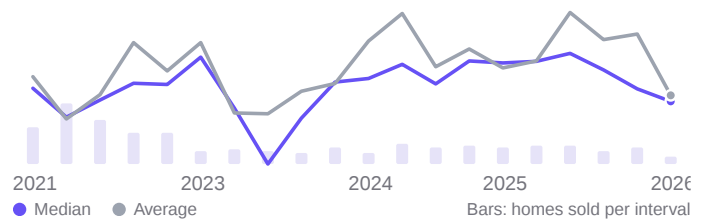
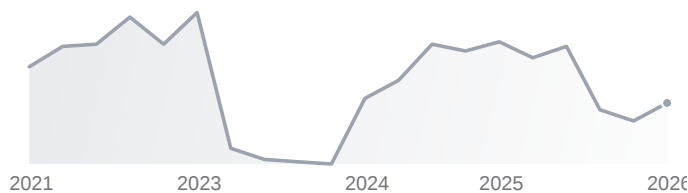
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

33 / 100

Sale prices

Median \$210K · Average \$219K

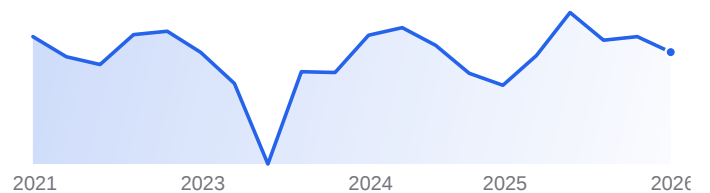
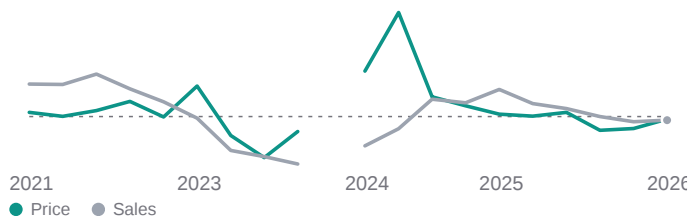


Growth (year over year)

Price -3.9% · Sales -5.4%

Price per square foot

\$131/ft²

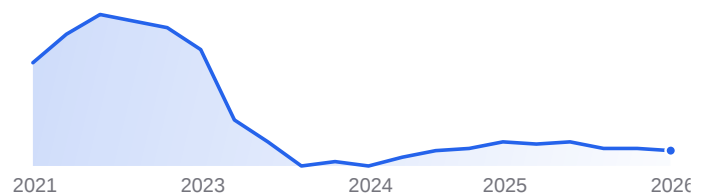
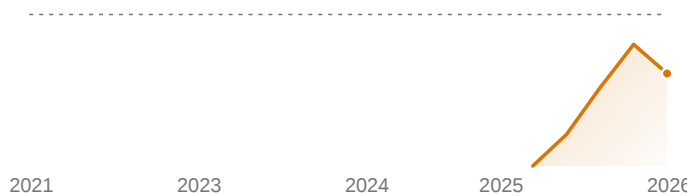


Sale premium vs estimated value

-1.4%

Annual turnover (share of homes sold)

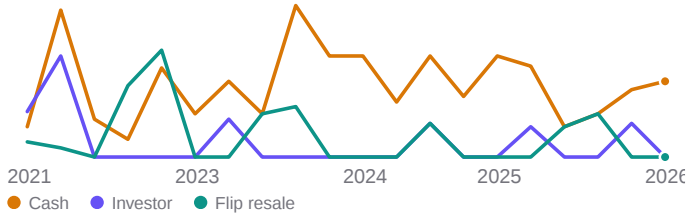
2.2%



BUYERS & OUTCOMES

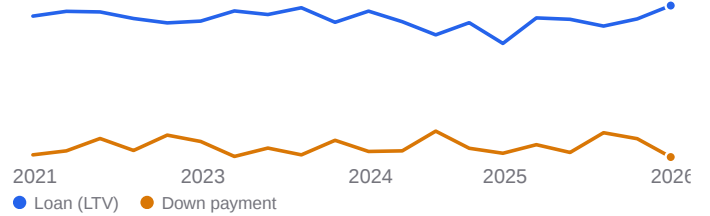
Buyer mix

Cash 25% · Investor 0% · Flip resale 0%



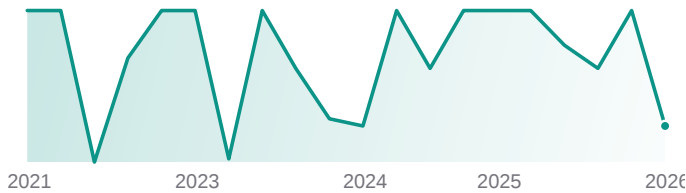
Financing (share of purchase price)

Loan (LTV) 100% · Down payment 0.3%



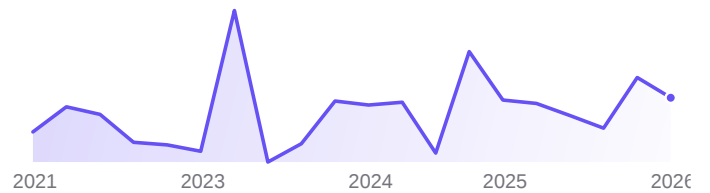
Sellers who sold at a gain

67%



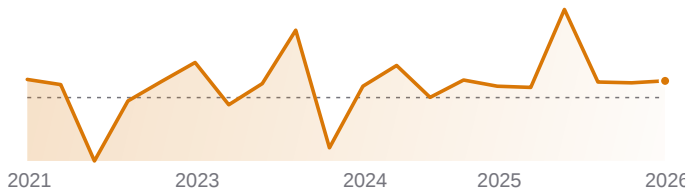
Typical hold before selling

6.8 yrs



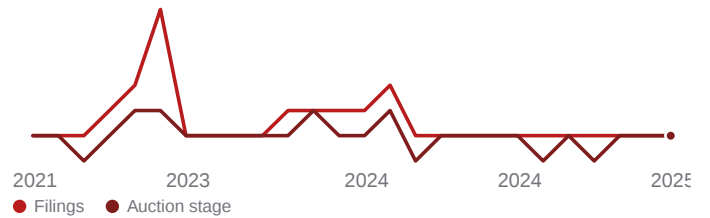
Median annualized return at resale

+3.6%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,575
Median value (AVM)	\$219K
Median size	1,796 ft²
Median year built	2006
Single family	93%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	38%
Underwater (LTV 125% or more)	3.4%
Owner occupied	89%
Company owned	5.2%
Median loan-to-value	65%
Typical ownership tenure	9.8 yrs

COMMUNITY

Population	4,056
Density	197 / mi²
Median household income	\$99K
Average household income	\$114K
Crime index (US avg 100)	63
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	29
Homes occupied	94%
Bachelor's or higher	23%
Poverty rate	9.2%
Unemployment	1.4%
Average temp	67°F
Annual precip	63 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.