

# New Roads 70760

ZIP code · LA · Louisiana > Pointe Coupee Parish > New Roads

BUYER'S MARKET

**\$187K**

MEDIAN SALE PRICE

**-15.8%**

1-YR CHANGE

**49**

SALES (12 MO)

**\$118K**

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 22 / 100



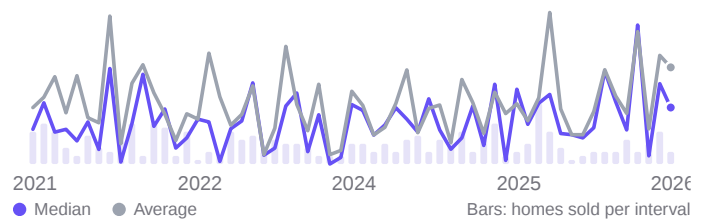
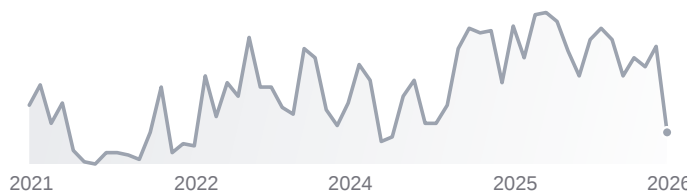
## MARKET TRENDS (5 YEARS)

Market temperature (0-100)

22 / 100

Sale prices

Median \$215K · Average \$354K

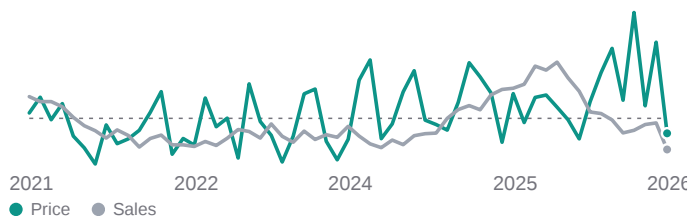


Growth (year over year)

Price -15.8% · Sales -32.9%

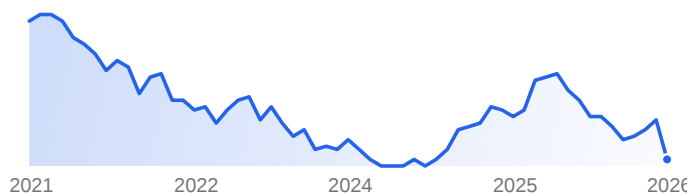
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

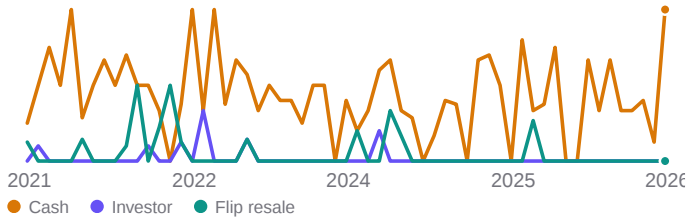
1.9%



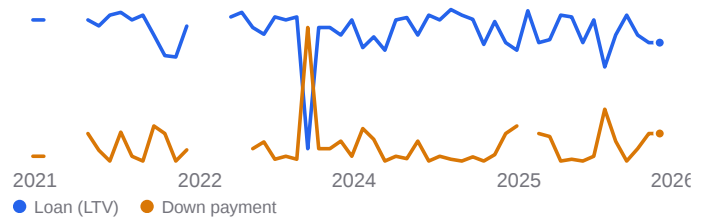
## BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%

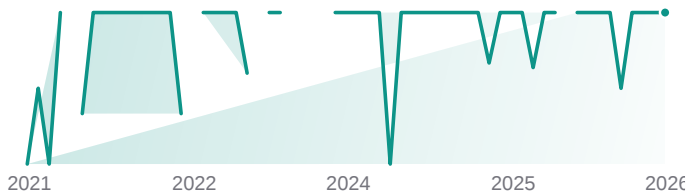


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



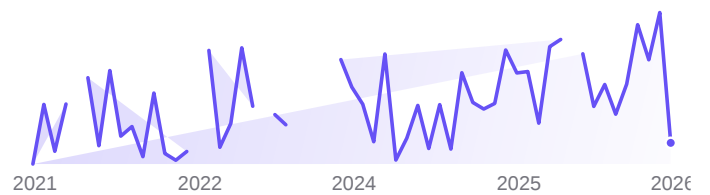
Sellers who sold at a gain

100%



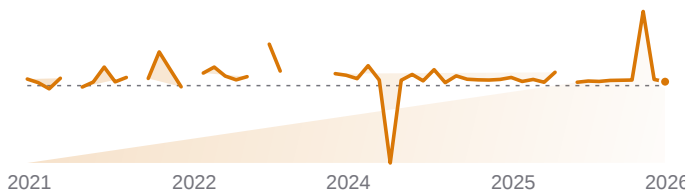
Typical hold before selling

1.6 yrs



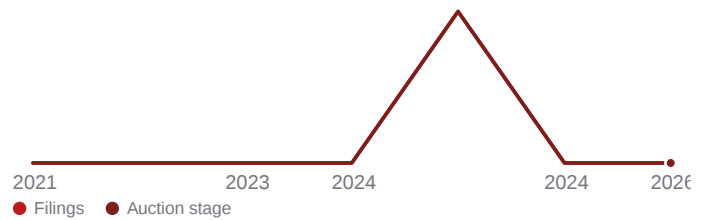
Median annualized return at resale

+2.5%



Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |        |
|--------------------|--------|
| Homes              | 2,633  |
| Median value (AVM) | \$118K |
| Single family      | 87%    |
| Condos             | 1.5%   |

## EQUITY & OWNERSHIP

|                               |         |
|-------------------------------|---------|
| Equity rich (LTV 50% or less) | 51%     |
| Underwater (LTV 125% or more) | 5.1%    |
| Owner occupied                | 68%     |
| Company owned                 | 22%     |
| Median loan-to-value          | 48%     |
| Typical ownership tenure      | 8.3 yrs |

## COMMUNITY

|                                  |                  |
|----------------------------------|------------------|
| Population                       | <b>5,983</b>     |
| Density                          | <b>144 / mi²</b> |
| Median household income          | <b>\$56K</b>     |
| Average household income         | <b>\$79K</b>     |
| Crime index (US avg 100)         | <b>130</b>       |
| Air pollution index (US avg 100) | <b>80</b>        |
| Earthquake index (US avg 100)    | <b>27</b>        |
| Homes occupied                   | <b>80%</b>       |
| Bachelor's or higher             | <b>7%</b>        |
| Poverty rate                     | <b>19.1%</b>     |
| Unemployment                     | <b>0.9%</b>      |
| Average temp                     | <b>67°F</b>      |
| Annual precip                    | <b>63 in</b>     |
| Sunshine                         | <b>60%</b>       |

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.