

Choudrant 71227

ZIP code · LA · Louisiana > Lincoln Parish > Choudrant

SELLER'S MARKET

\$274K

MEDIAN SALE PRICE

+53.1%

1-YR CHANGE

57

SALES (12 MO)

\$249K

MEDIAN VALUE (AVM)

Market temperature

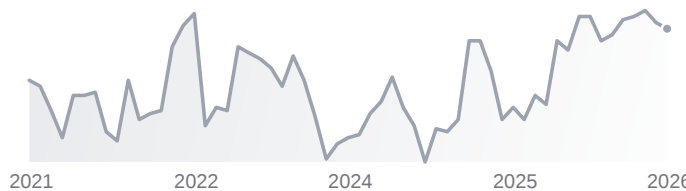
Seller's market · 63 / 100



MARKET TRENDS (5 YEARS)

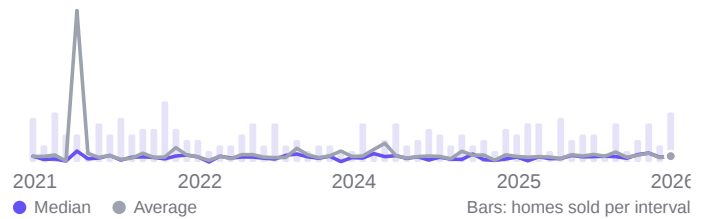
Market temperature (0–100)

63 / 100



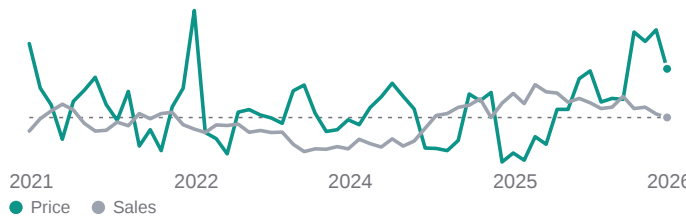
Sale prices

Median \$238K · Average \$255K



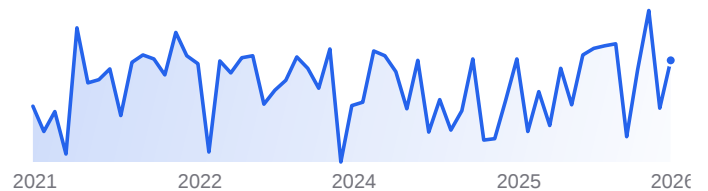
Growth (year over year)

Price +53.1% · Sales +0.0%



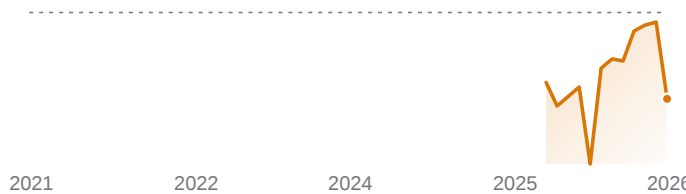
Price per square foot

\$169/ft²



Sale premium vs estimated value

-2.8%



Annual turnover (share of homes sold)

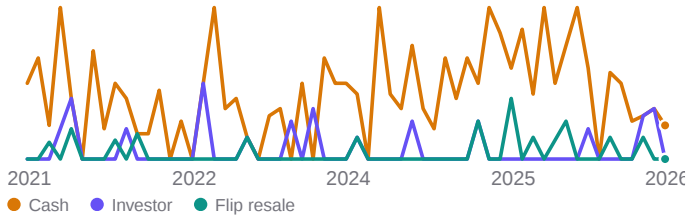
3.4%



BUYERS & OUTCOMES

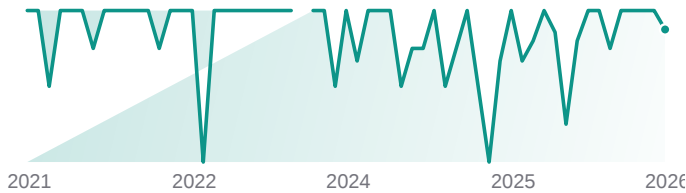
Buyer mix

Cash 22% · Investor 0% · Flip resale 0%



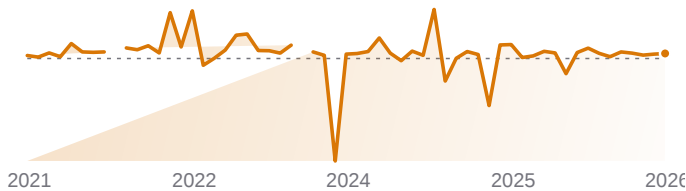
Sellers who sold at a gain

88%

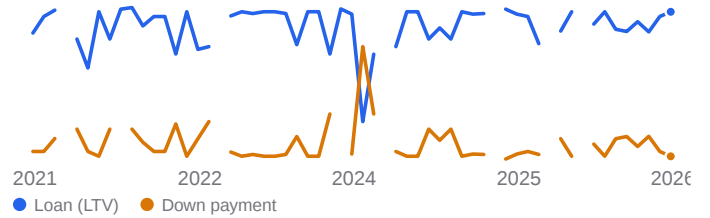


Median annualized return at resale

+4.1%

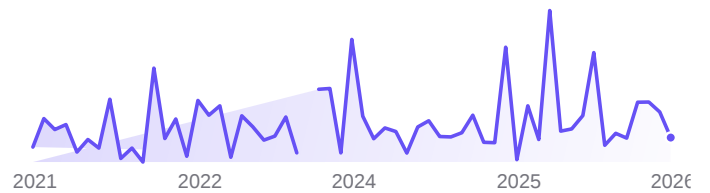


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



Typical hold before selling

3.1 yrs



HOUSING STOCK

Homes	1,698
Median value (AVM)	\$249K
Median size	1,680 ft²
Median bedrooms	3
Median year built	1999
Single family	66%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	2.4%
Owner occupied	83%
Company owned	9.1%
Median loan-to-value	44%
Typical ownership tenure	10.5 yrs

COMMUNITY

Population	4,367
Density	37 / mi²
Median household income	\$67K
Average household income	\$88K
Crime index (US avg 100)	73
Air pollution index (US avg 100)	117
Earthquake index (US avg 100)	34
Homes occupied	93%
Bachelor's or higher	15%
Poverty rate	17.2%
Unemployment	1.4%
Average temp	65°F
Annual precip	57 in
Sunshine	63%

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.