

Alexandria 71301

ZIP code · LA · Louisiana > Rapides Parish > Alexandria

BUYER'S MARKET

\$94K

MEDIAN SALE PRICE

-19.1%

1-YR CHANGE

237

SALES (12 MO)

\$93K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



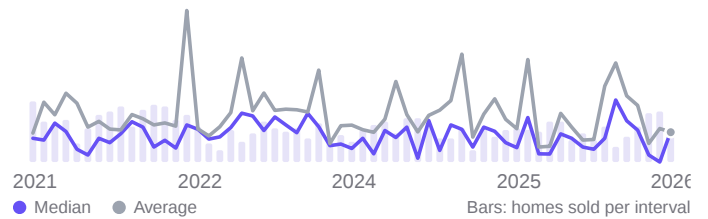
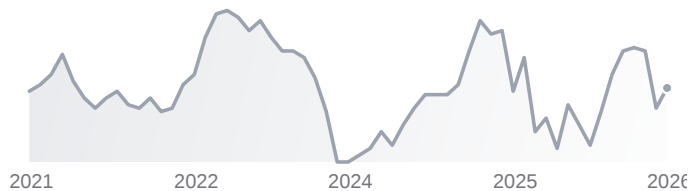
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

37 / 100

Sale prices

Median \$135K · Average \$134K

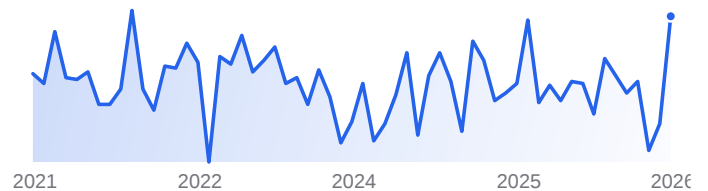
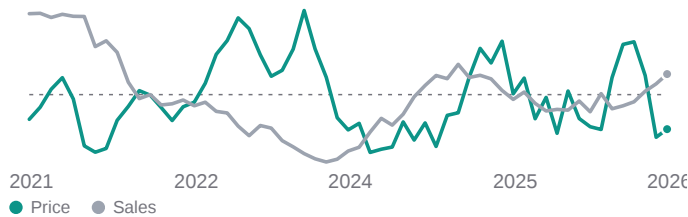


Growth (year over year)

Price -19.1% · Sales +11.3%

Price per square foot

\$118/ft²

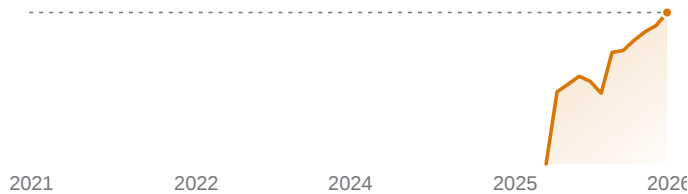


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

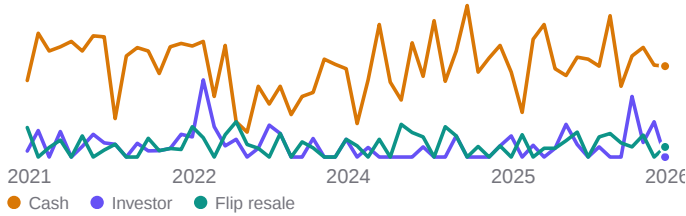
3.1%



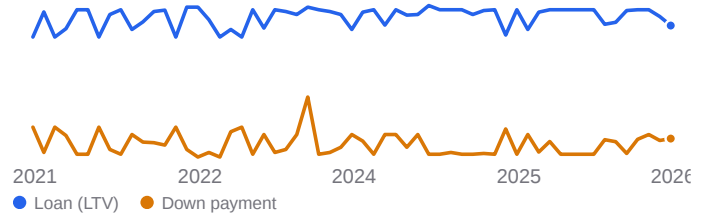
BUYERS & OUTCOMES

Buyer mix

Cash 43% · Investor 0% · Flip resale 4.8%

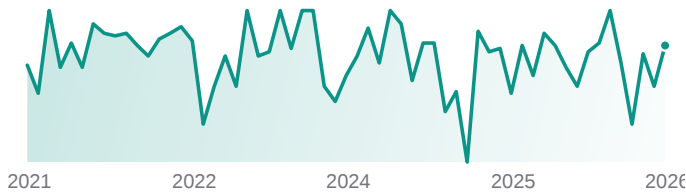


Financing (share of purchase price) Loan (LTV) 88% · Down payment 12%



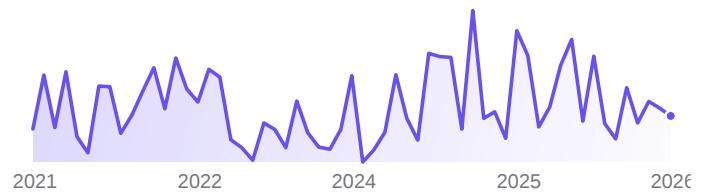
Sellers who sold at a gain

85%



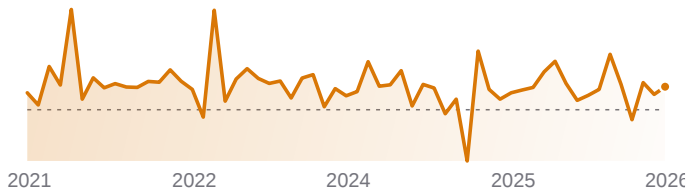
Typical hold before selling

5.3 yrs



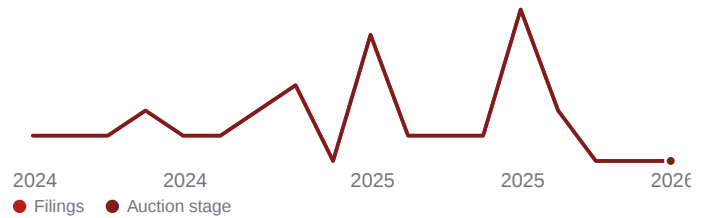
Median annualized return at resale

+3.1%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	7,732
Median value (AVM)	\$93K
Median size	1,503 ft²
Median bedrooms	3
Median year built	1956
Single family	98%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	4.4%
Owner occupied	60%
Company owned	27%
Median loan-to-value	27%

Typical ownership tenure

10.3 yrs

COMMUNITY

Population	19,972
Density	1,291 / mi²
Median household income	\$49K
Average household income	\$69K
Crime index (US avg 100)	130
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	28
Homes occupied	84%
Bachelor's or higher	14%
Poverty rate	26.9%
Unemployment	1.1%
Average temp	66°F
Annual precip	61 in
Sunshine	69%

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.