

Alexandria 71302

ZIP code · LA · Louisiana > Rapides Parish > Alexandria

BALANCED MARKET

\$113K

MEDIAN SALE PRICE

+13.5%

1-YR CHANGE

86

SALES (12 MO)

\$62K

MEDIAN VALUE (AVM)

Market temperature

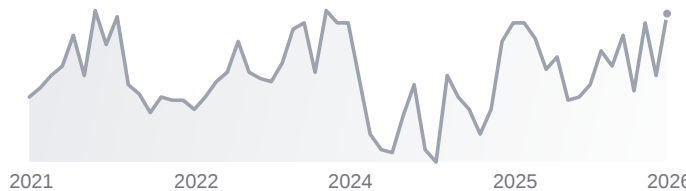
Balanced market · 55 / 100



MARKET TRENDS (5 YEARS)

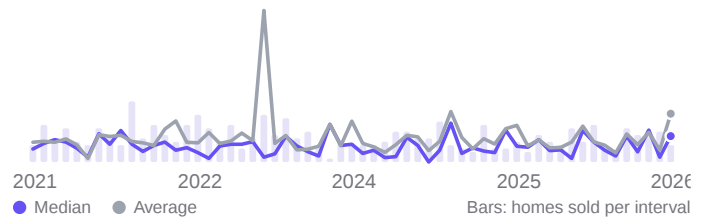
Market temperature (0–100)

55 / 100



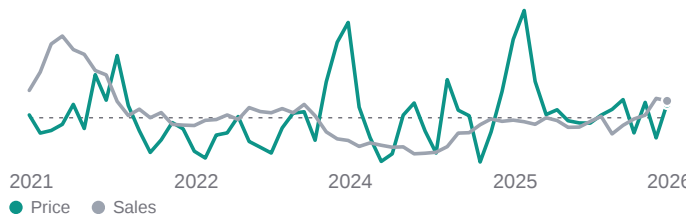
Sale prices

Median \$135K · Average \$230K



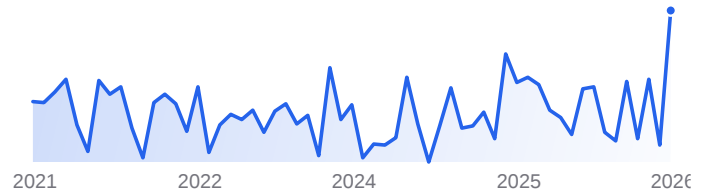
Growth (year over year)

Price +13.5% · Sales +16.2%



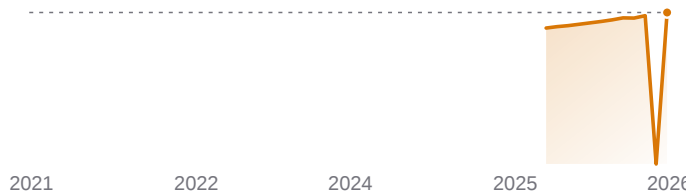
Price per square foot

\$161/ft²



Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

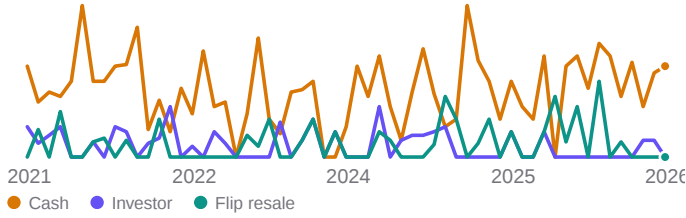
1.7%



BUYERS & OUTCOMES

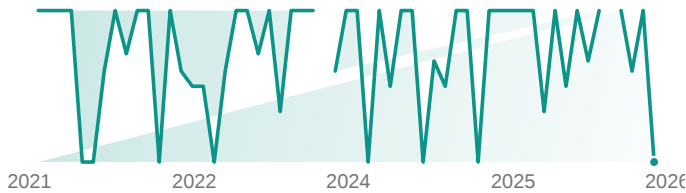
Buyer mix

Cash 60% · Investor 0% · Flip resale 0%



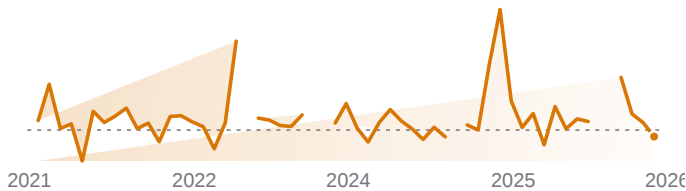
Sellers who sold at a gain

50%

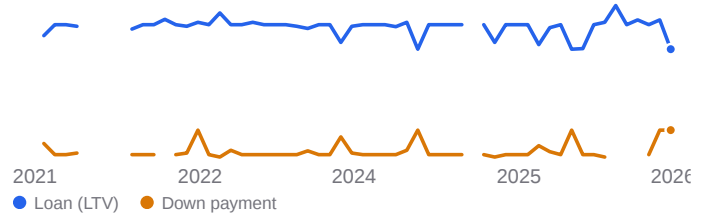


Median annualized return at resale

-3.1%

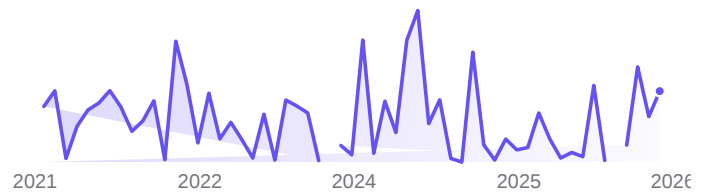


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



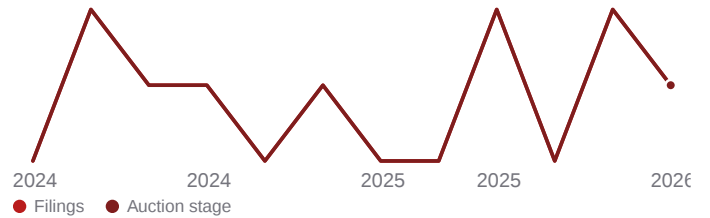
Typical hold before selling

8.5 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	5,180
Median value (AVM)	\$62K
Median size	1,467 ft²
Median bedrooms	3
Median year built	1966
Single family	93%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	4.8%
Owner occupied	68%
Company owned	16%
Median loan-to-value	6%
Typical ownership tenure	13.1 yrs

COMMUNITY

Population	12,490
Density	189 / mi²
Median household income	\$42K
Average household income	\$56K
Crime index (US avg 100)	125
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	27
Homes occupied	86%
Bachelor's or higher	10%
Poverty rate	29.1%
Unemployment	0.9%
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.