

El Dorado 71730

ZIP code · AR · Arkansas > Union County > El Dorado

BALANCED MARKET

\$169K

MEDIAN SALE PRICE

+19.3%

1-YR CHANGE

261

SALES (12 MO)

\$144K

MEDIAN VALUE (AVM)

Market temperature

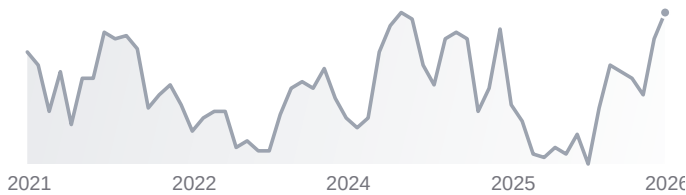
Balanced market · 58 / 100



MARKET TRENDS (5 YEARS)

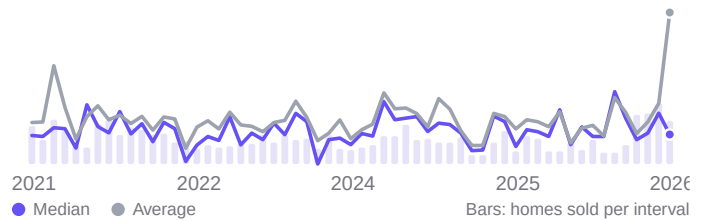
Market temperature (0–100)

58 / 100



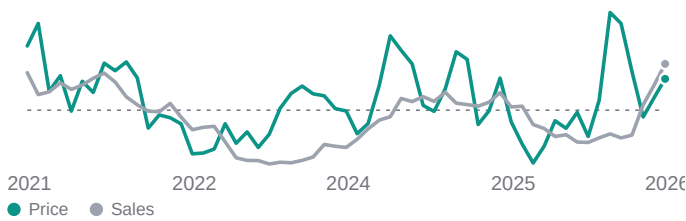
Sale prices

Median \$146K · Average \$513K



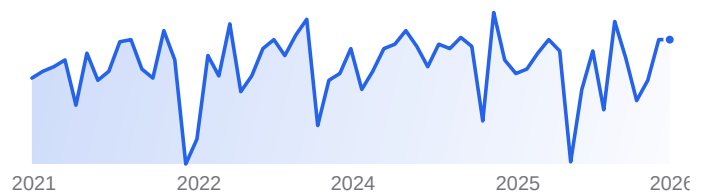
Growth (year over year)

Price +19.3% · Sales +28.6%



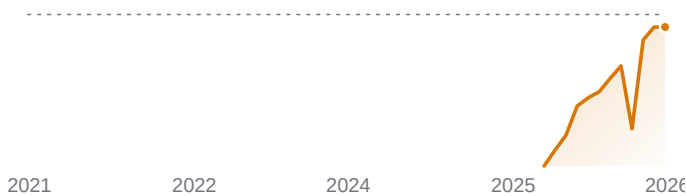
Price per square foot

\$102/ft²



Sale premium vs estimated value

-0.4%



Annual turnover (share of homes sold)

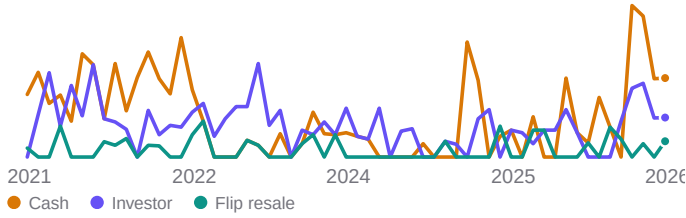
2.0%



BUYERS & OUTCOMES

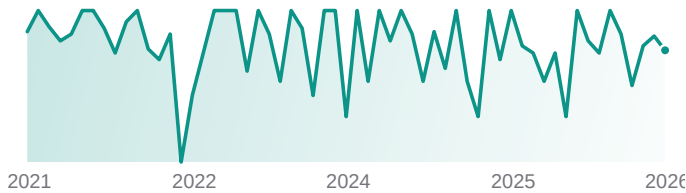
Buyer mix

Cash 29% · Investor 15% · Flip resale 5.9%



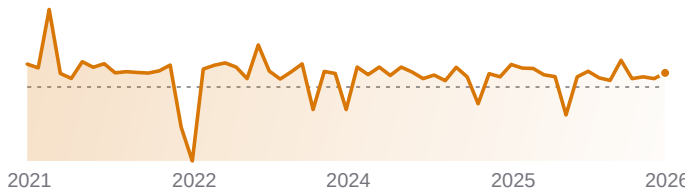
Sellers who sold at a gain

81%

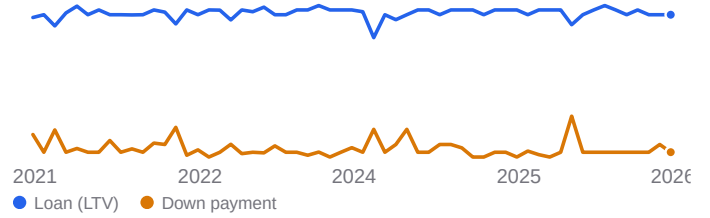


Median annualized return at resale

+3.7%

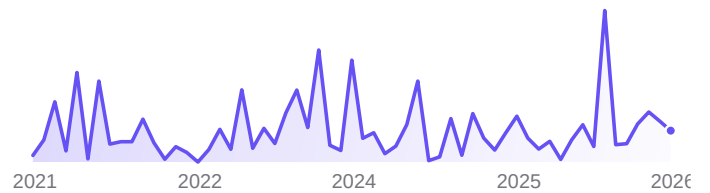


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



Typical hold before selling

6.0 yrs



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	13,284
Median value (AVM)	\$144K
Median size	1,484 ft²
Median year built	1987
Single family	69%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	4.2%
Owner occupied	71%
Company owned	11%
Median loan-to-value	42%
Typical ownership tenure	10.8 yrs

COMMUNITY

Population	28,792
Density	65 / mi²
Median household income	\$59K
Average household income	\$75K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	129
Earthquake index (US avg 100)	46
Homes occupied	89%
Bachelor's or higher	12%
Poverty rate	18.7%
Unemployment	1.5%
Average temp	64°F
Annual precip	55 in
Sunshine	62%

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.