

# Black Rock 72415

ZIP code · AR · Arkansas > Lawrence County > Black Rock

STRONG BUYER'S MARKET

\$48K

MEDIAN SALE PRICE

-1.7%

1-YR CHANGE

11

SALES (12 MO)

\$124K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 2 / 100



Buyer's market

Balanced

Seller's market

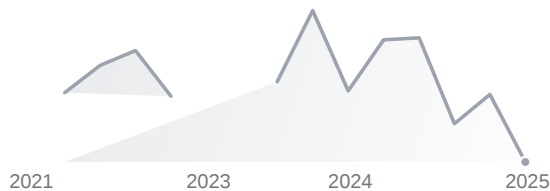
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

2 / 100

Sale prices

Median \$43K · Average \$108K



2021

2023

2024

2025

2026

2021

2023

2024

2025

2026

● Median ● Average

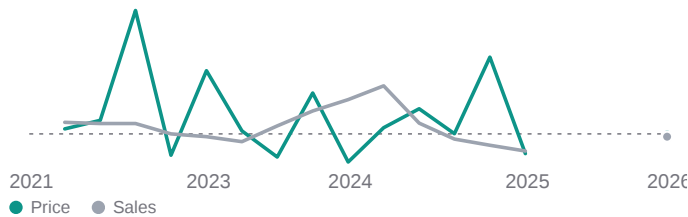
Bars: homes sold per interval

Growth (year over year)

Price -1.7% · Sales -8.3%

Price per square foot

\$37/ft²



2021

2023

2024

2025

2026

● Price ● Sales



2021

2023

2024

2025

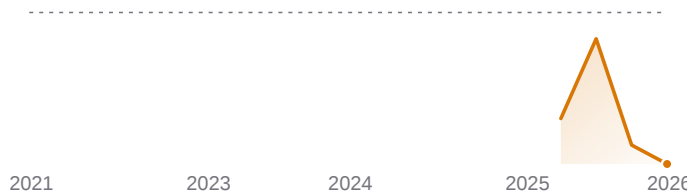
2026

Sale premium vs estimated value

-38.8%

Annual turnover (share of homes sold)

1.8%



2021

2023

2024

2025

2026



2021

2023

2024

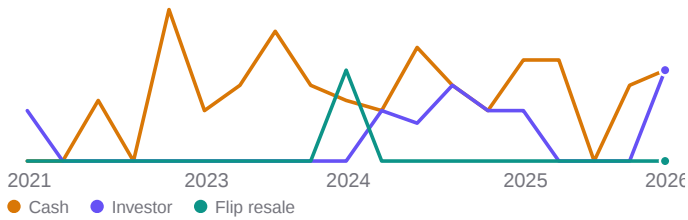
2025

2026

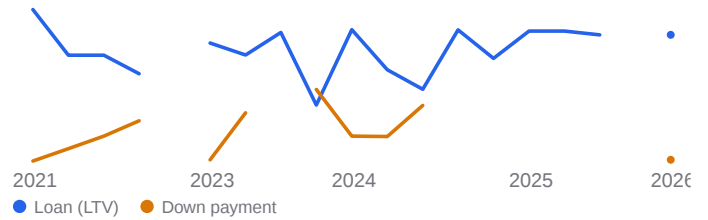
## BUYERS & OUTCOMES

### Buyer mix

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

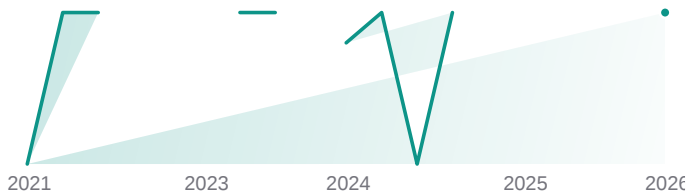


### Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



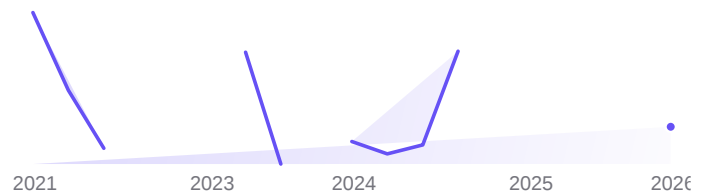
### Sellers who sold at a gain

100%



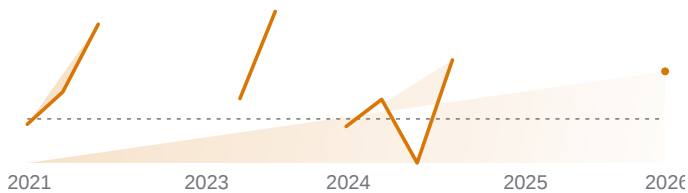
### Typical hold before selling

4.8 yrs



### Median annualized return at resale

+12.5%



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 616       |
| Median value (AVM) | \$124K    |
| Median size        | 1,320 ft² |
| Median year built  | 2008      |
| Single family      | 56%       |

## EQUITY & OWNERSHIP

|                               |         |
|-------------------------------|---------|
| Equity rich (LTV 50% or less) | 74%     |
| Underwater (LTV 125% or more) | 4.6%    |
| Owner occupied                | 73%     |
| Company owned                 | 12%     |
| Median loan-to-value          | 0%      |
| Typical ownership tenure      | 8.9 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 1,845    |
| Density                          | 33 / mi² |
| Median household income          | \$60K    |
| Average household income         | \$70K    |
| Crime index (US avg 100)         | 109      |
| Air pollution index (US avg 100) | 160      |
| Earthquake index (US avg 100)    | 232      |
| Homes occupied                   | 87%      |
| Bachelor's or higher             | 7%       |
| Poverty rate                     | 16.6%    |
| Unemployment                     | 0.9%     |
| Average temp                     | 60°F     |
| Annual precip                    | 50 in    |
| Sunshine                         | 73%      |

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.