

Carrollton 75010

ZIP code · TX · Texas > Denton County > Carrollton

SELLER'S MARKET

\$500K

MEDIAN SALE PRICE

106

SALES (12 MO)

\$553K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 78 / 100

Buyer's market

Balanced

Seller's market

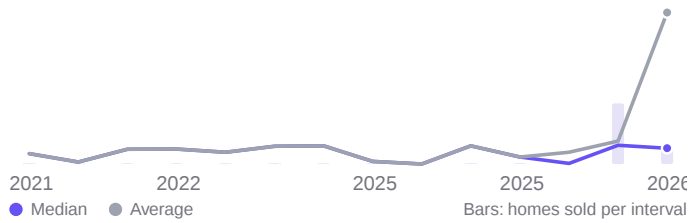
MARKET TRENDS (5 YEARS)

Sale prices

Median \$447K · Average \$4.1M

Growth (year over year)

Price -58.1% · Sales +300.0%

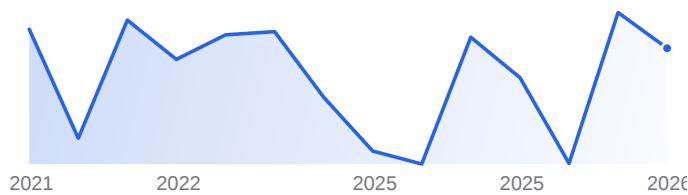


Price per square foot

\$200/ft²

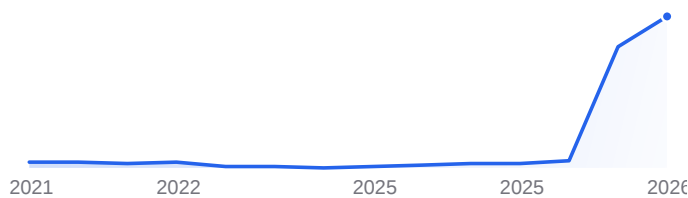
Sale premium vs estimated value

-11.6%



Annual turnover (share of homes sold)

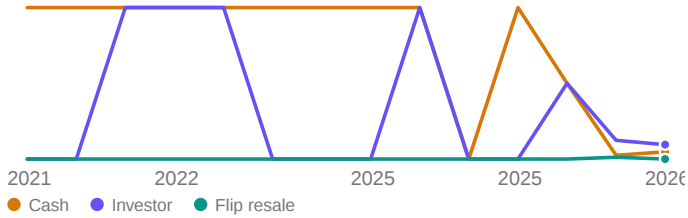
1.2%



BUYERS & OUTCOMES

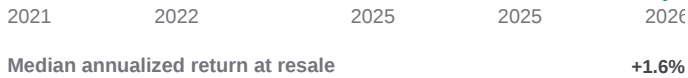
Buyer mix

Cash 4.8% · Investor 9.5% · Flip resale 0%



Sellers who sold at a gain

100%



Median annualized return at resale

Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



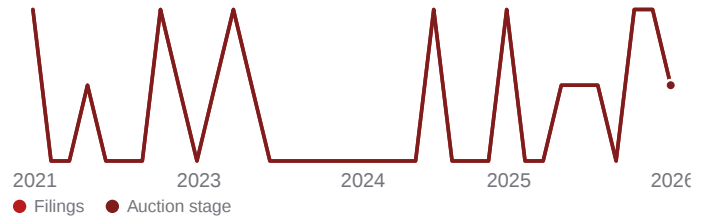
Typical hold before selling

20.3 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	8,745
Median value (AVM)	\$553K
Median size	2,384 ft²
Median bedrooms	3
Median year built	2004
Single family	88%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	0.6%
Owner occupied	89%
Company owned	9.8%
Median loan-to-value	47%
Typical ownership tenure	7.6 yrs

COMMUNITY

Population	39,728
Density	5,324 / mi²
Median household income	\$107K
Average household income	\$132K
Crime index (US avg 100)	76
Air pollution index (US avg 100)	107
Earthquake index (US avg 100)	22
Homes occupied	95%
Bachelor's or higher	36%
Poverty rate	5.4%
Unemployment	1.4%
Average temp	65°F
Annual precip	39 in
Sunshine	62%

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