

Waxahachie 75167

ZIP code · TX · Texas > Ellis County > Waxahachie

SELLER'S MARKET

\$500K

MEDIAN SALE PRICE

+400.5%

1-YR CHANGE

100

SALES (12 MO)

\$522K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

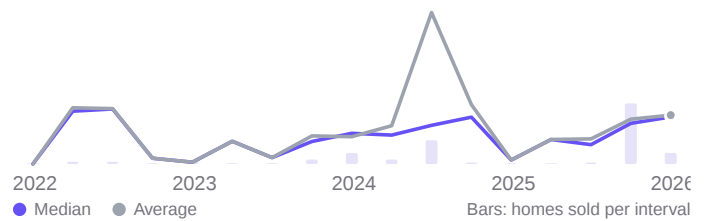
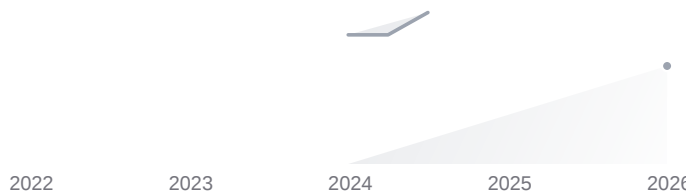
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$532K · Average \$551K



Growth (year over year)

Price +400.5% · Sales +150.0%

Price per square foot

\$209/ft²

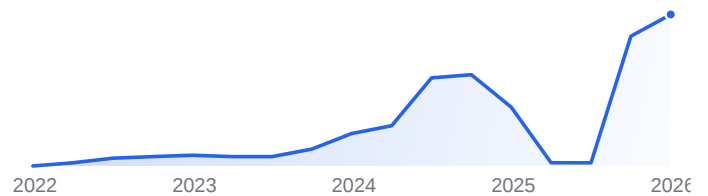
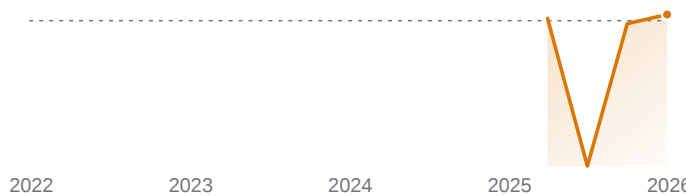


Sale premium vs estimated value

+1.2%

Annual turnover (share of homes sold)

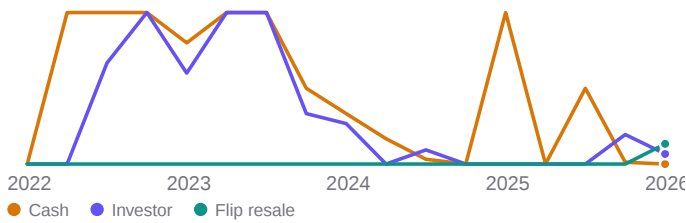
1.8%



BUYERS & OUTCOMES

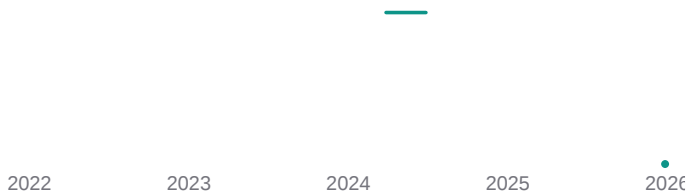
Buyer mix

Cash 0% · Investor 6.7% · Flip resale 13%



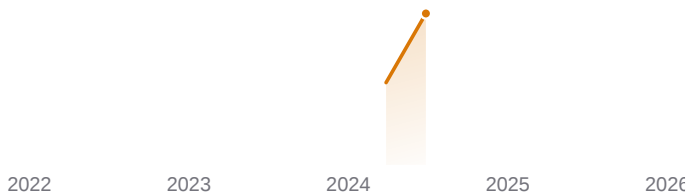
Sellers who sold at a gain

50%

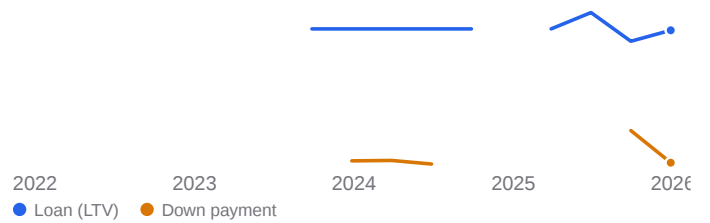


Median annualized return at resale

+8.7%



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



Typical hold before selling

0.1 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	5,687
Median value (AVM)	\$522K
Median size	2,315 ft²
Median bedrooms	3
Median year built	2011
Single family	82%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	1.1%
Owner occupied	87%
Company owned	10%
Median loan-to-value	52%
Typical ownership tenure	6.2 yrs

COMMUNITY

Population	16,537
Density	174 / mi²
Median household income	\$106K
Average household income	\$135K
Crime index (US avg 100)	66
Air pollution index (US avg 100)	124
Earthquake index (US avg 100)	20
Homes occupied	97%
Bachelor's or higher	24%
Poverty rate	4.1%
Unemployment	1.4%
Average temp	65°F
Annual precip	38 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.