

Dallas 75216

ZIP code · TX · Texas > Dallas County > Dallas

SELLER'S MARKET

\$219K

MEDIAN SALE PRICE

+118.6%

1-YR CHANGE

161

SALES (12 MO)

\$206K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100



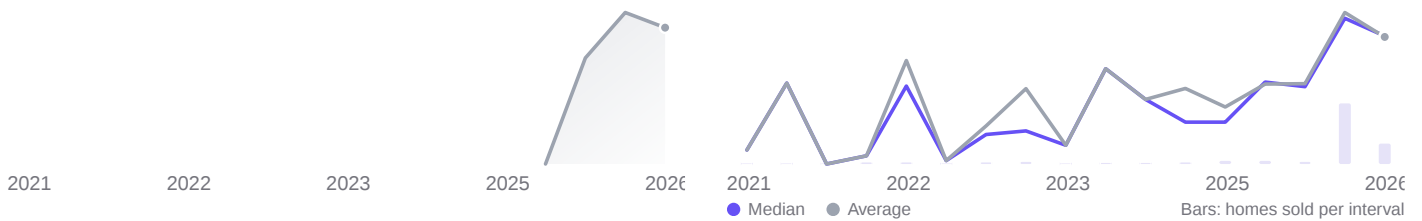
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$203K · Average \$202K

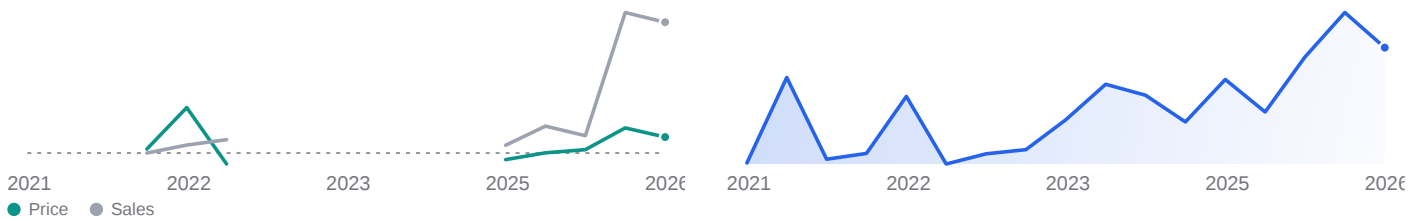


Growth (year over year)

Price +118.6% · Sales +973.3%

Price per square foot

\$141/ft²

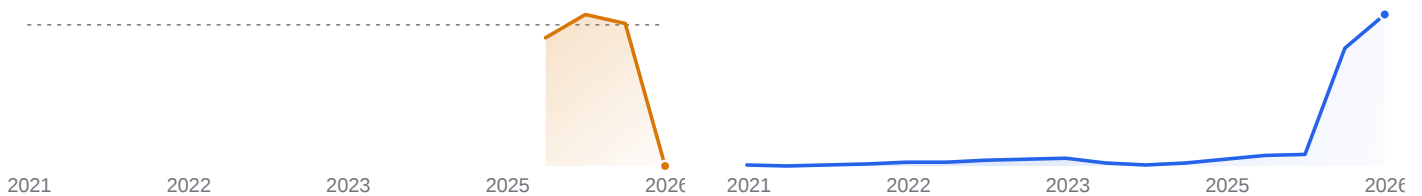


Sale premium vs estimated value

-10.9%

Annual turnover (share of homes sold)

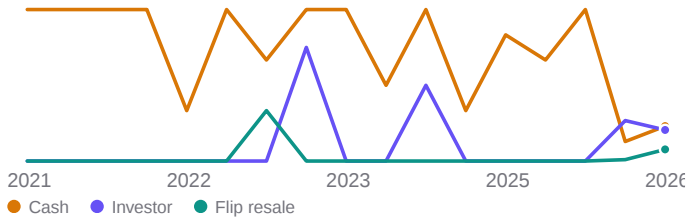
1.0%



BUYERS & OUTCOMES

Buyer mix

Cash 23% · Investor 21% · Flip resale 7.7%



Sellers who sold at a gain

25%



Median annualized return at resale

+17.5%

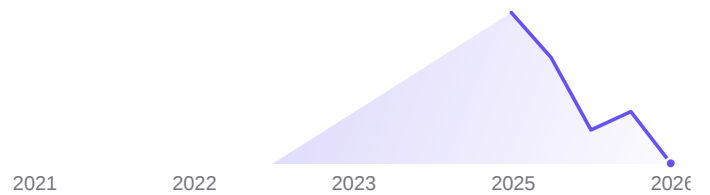


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



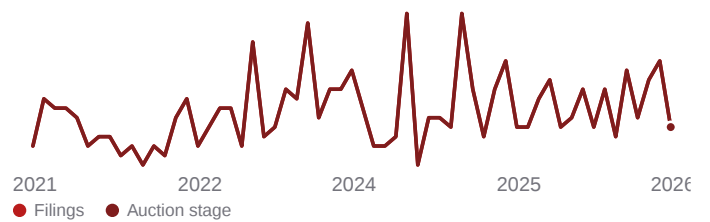
Typical hold before selling

0.2 yrs



Preforeclosure filings

Filings 9 · Auction stage 9



HOUSING STOCK

Homes	16,084
Median value (AVM)	\$206K
Median size	1,208 ft²
Median bedrooms	3
Median year built	1950
Single family	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	1.8%
Owner occupied	73%
Company owned	14%
Median loan-to-value	25%
Typical ownership tenure	10.0 yrs

COMMUNITY

Population	55,249
Density	4,095 / mi²
Median household income	\$38K
Average household income	\$53K
Crime index (US avg 100)	129
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	24
Homes occupied	91%
Bachelor's or higher	7%
Poverty rate	27.7%
Unemployment	1.0%
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.