

Dallas 75217

ZIP code · TX · Texas > Dallas County > Dallas

SELLER'S MARKET

\$245K

MEDIAN SALE PRICE

+87.0%

1-YR CHANGE

135

SALES (12 MO)

\$225K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 64 / 100



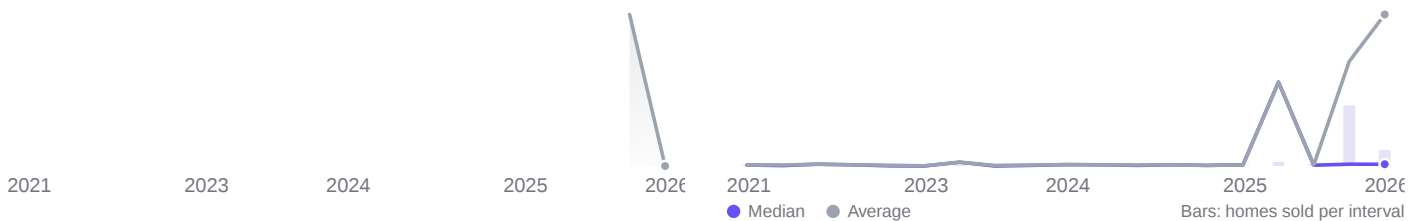
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

64 / 100

Sale prices

Median \$240K · Average \$19M

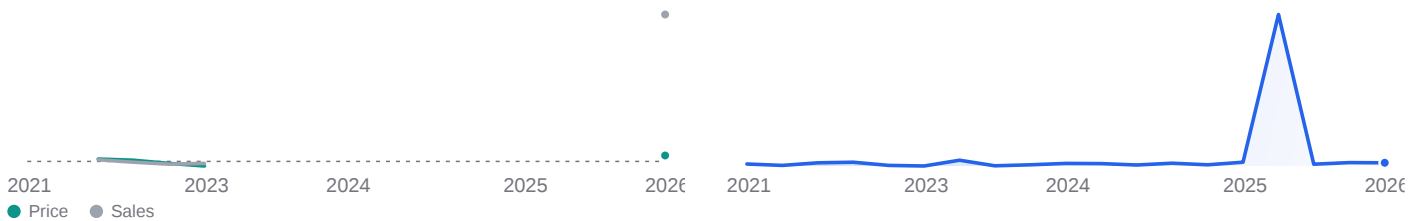


Growth (year over year)

Price +87.0% · Sales +2150.0%

Price per square foot

\$175/ft²

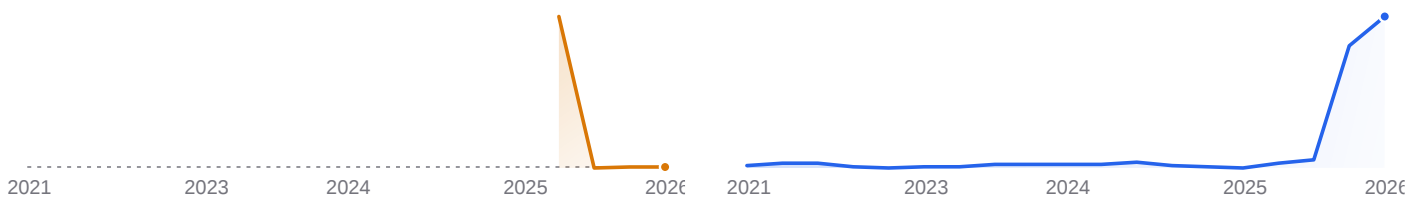


Sale premium vs estimated value

-0.8%

Annual turnover (share of homes sold)

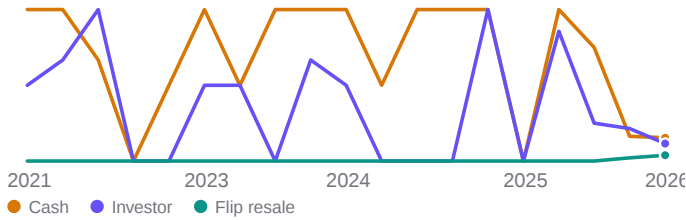
0.7%



BUYERS & OUTCOMES

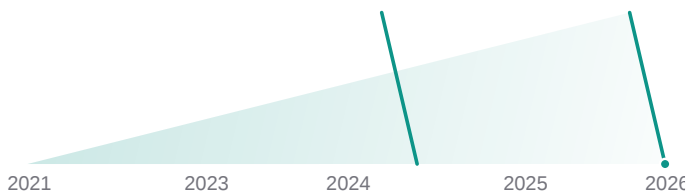
Buyer mix

Cash 15% · Investor 12% · Flip resale 3.8%



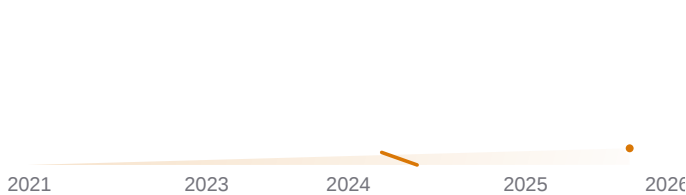
Sellers who sold at a gain

0%



Median annualized return at resale

+5.6%

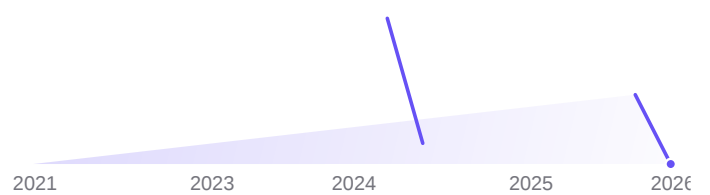


Financing (share of purchase price) Loan (LTV) 99% · Down payment 20%



Typical hold before selling

0.2 yrs



Preforeclosure filings

Filings 8 · Auction stage 8



HOUSING STOCK

Homes	20,379
Median value (AVM)	\$225K
Median size	1,254 ft²
Median bedrooms	3
Median year built	1960
Single family	97%
Condos	0.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	0.9%
Owner occupied	78%
Company owned	9.5%
Median loan-to-value	28%

Typical ownership tenure

15.4 yrs

COMMUNITY

Population	82,511
Density	3,051 / mi²
Median household income	\$52K
Average household income	\$62K
Crime index (US avg 100)	70
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	21
Homes occupied	94%
Bachelor's or higher	5%
Poverty rate	22.5%
Unemployment	1.3%
Average temp	66°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.