

Ladonia 75449

ZIP code · TX · Texas > Fannin County > Ladonia

\$13K

MEDIAN SALE PRICE

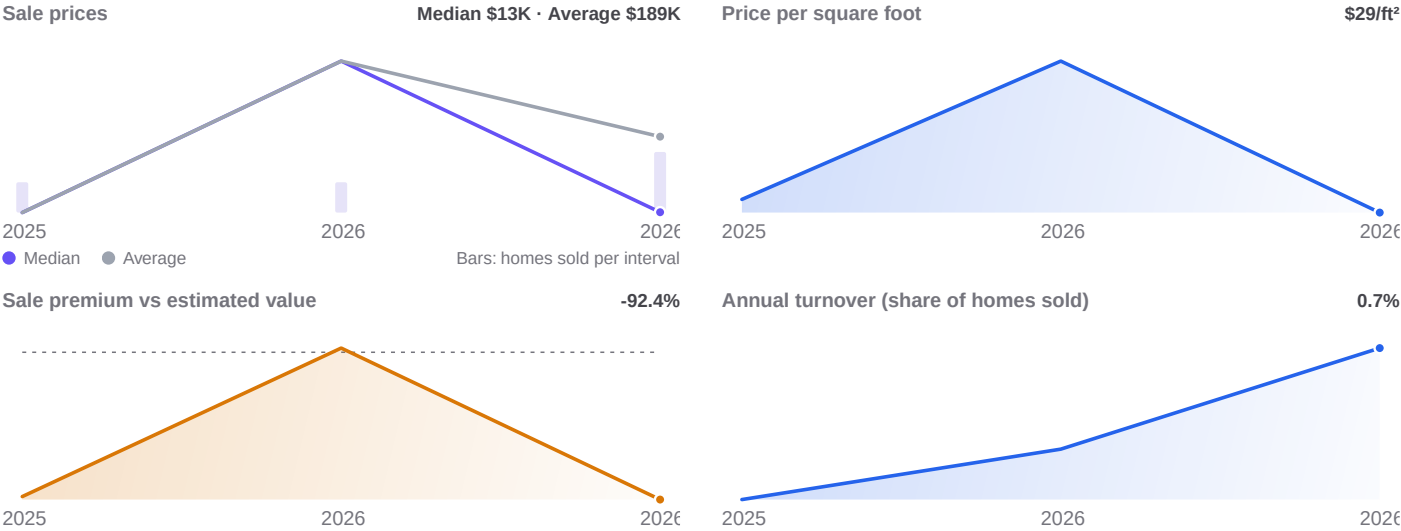
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SALES (12 MO)

\$140K

MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)

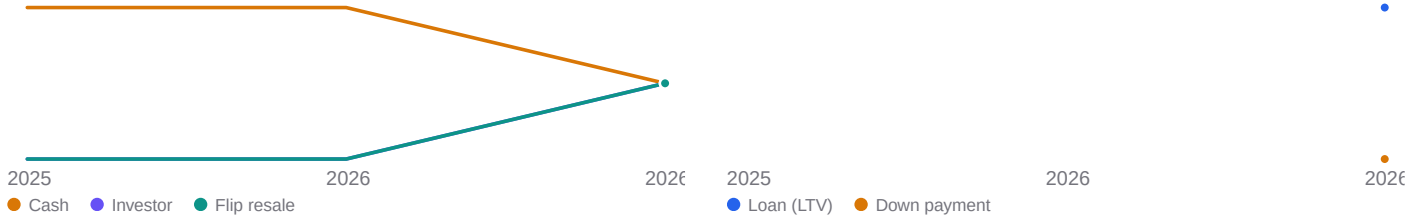


BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 50% · Flip resale 50%

Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	588
Median value (AVM)	\$140K
Median size	1,456 ft²
Median bedrooms	2
Median year built	1974
Single family	56%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	81%
Underwater (LTV 125% or more)	2.3%
Owner occupied	65%
Company owned	11%
Median loan-to-value	0%
Typical ownership tenure	9.2 yrs

COMMUNITY

Population	1,293
Density	17 / mi²
Median household income	\$72K

Average household income	\$96K
Crime index (US avg 100)	141
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	36
Homes occupied	84%
Bachelor's or higher	16%
Poverty rate	11.9%
Unemployment	1.2%
Average temp	64°F
Annual precip	45 in
Sunshine	62%

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.