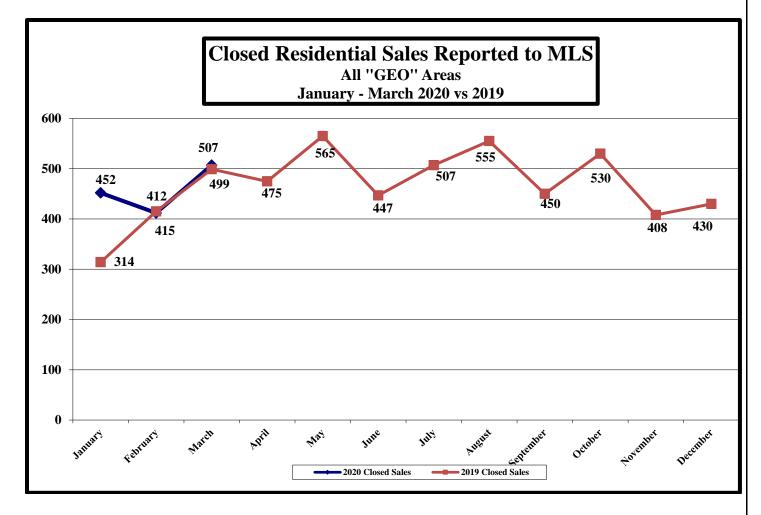


# The Acadiana Residential Real Estate Market Report

January – March 2020

This representation is based in whole or in part on data supplied by the REALTOR Association of Acadiana Multiple Listing Service. Neither the Board nor its MLS guarantees or is in any way responsible for its accuracy. Data maintained by the Board may not reflect all real estate activity in the marketplace.



# ALL "GEO" AREAS/PARISHES (Includes areas outside Lafayette Parish)

#### **Outside Lafayette Parish**

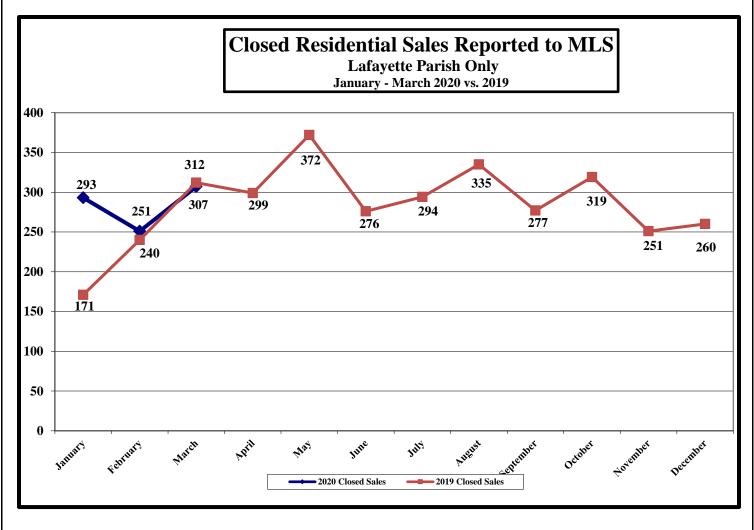
Mar. '20: 200 Mar. '19: 187 (% chg: +06.95%) Number of Closed Home Sales Reported to MLS, March 2020: 507 Number of Closed Home Sales Reported to MLS, March 2019: 499 (% change for March: +01.60%)

(% change from February 2020: +22.33%)

'20: 520 '19: 505 (% chg: +02.97%) Cumulative total, January – March 2020: 1,371 Cumulative total, January – March 2019: 1,228 (% cumulative change: +11.64%)

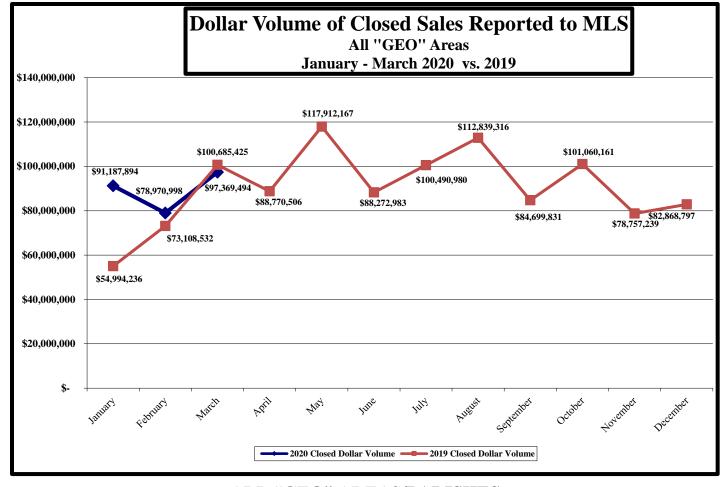
Average Days on Market, January - March 2020: 88 Average Days on Market, January - March 2019: 96 (Change for January - March: -08 days)

**Current Sales Compared to Past Years:** 2013 2014 2015 2016 2017 2018 (2020 sales outside Lafayette Parish as 322 331 360 391 388 410 compared to prior year's sales) +61.49% +57.10% +44,44% +32.99% +26.83% +34.02%



## LAFAYETTE PARISH (Excludes "GEO" areas outside Lafavette Parish)

		(Excludes GEO aleas outside Lalayette l'alisii)							
New Const. 03/20: 58 03/19: 83 -30.12%	Re-sales 249 229 +08.73%	Number of Closed Home Sales Reported to MLS, March: 2020: 307 Number of Closed Home Sales Reported to MLS, March: 2019: 312 (% change for March: -01.60%)							
New Const.	Re-sales	(% change from February 2020: +22.31%)							
°20: 187 °19: 169 +10.65%	664 554 +19.86%	Cumulative total, January – March 2020: 851 Cumulative total, January – March 2019: 723 (% cumulative change: +17.70%)							
'20: 125 days '19: 117 days +08 days	77 days 82 days -05 days	Average Days on Market, January – March 2020: 88 Average Days on Market, January – March 2019: 90 (Change for January - March: -02 days)							
(2020 Lafaye	s Compared to tte Parish sales prior year's s	s as 675 644 694 652 726 705							



## ALL "GEO" AREAS/PARISHES (Includes "GEO" areas outside of Lafayette Parish)

Outside Laf. Parish

03/20: \$ 27,671,345 03/19: \$ 29,958,250 (% chg.: -07.63%)

'20: \$72,061,508 '19: \$70,170,618 (% chg.: +02.69%)

'20: \$138,580 '19: \$138,952 (% chg: -00.27%) Dollar Volume of Closed Residential Sales, March 2020: \$ 97,369,494 Dollar Volume of Closed Residential Sales, March 2019: \$100,685,425 (% change for March: -03.29%)

(% change from February 2020: +23.30%)

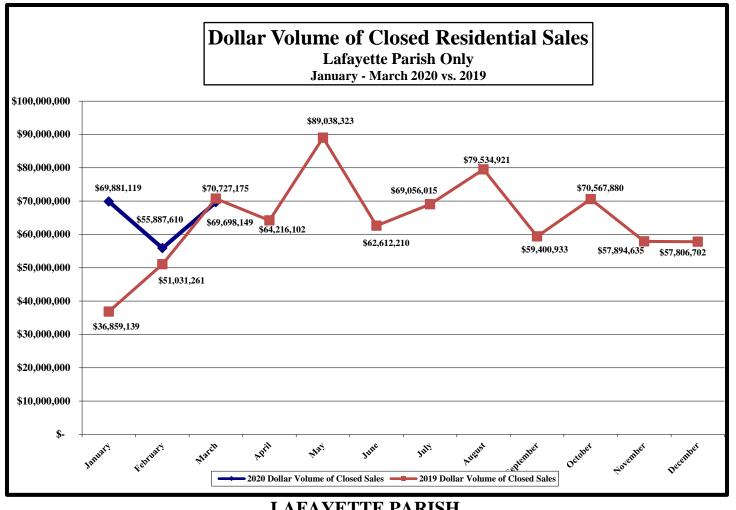
Cumulative total January – March 2020: \$ 267,528,386 Cumulative total January – March 2019: \$ 228,788,193 (% cumulative change: +16.93%)

Average Sale Price, January - March 2020: \$195,133 Average Sale Price, January - March 2019: \$186,309 (% change in Average Sale Price: +04.74%)

Median Sold Price, January - March 2020: \$178,300 Median Sold Price, January - March 2019: \$169,900 (% change in Median Sold Price: +04.94%)

% of List Price to Sale Price, January - March 2020: 96.85% % of List Price to Sale Price, January - March 2019: 96.69%

**Current \$ vol. compared to past years: 2013** 2017 2014 2015 2016 2018 (2020 \$ vol. outside Lafayette Parish \$35,103,868 \$41,919,993 \$46,911,899 \$49,678,762 \$49,941,586 \$54,360,838 as compared to past years.) +105.28% +71.90% +53.61% +44.29% +32.56% +45.05%

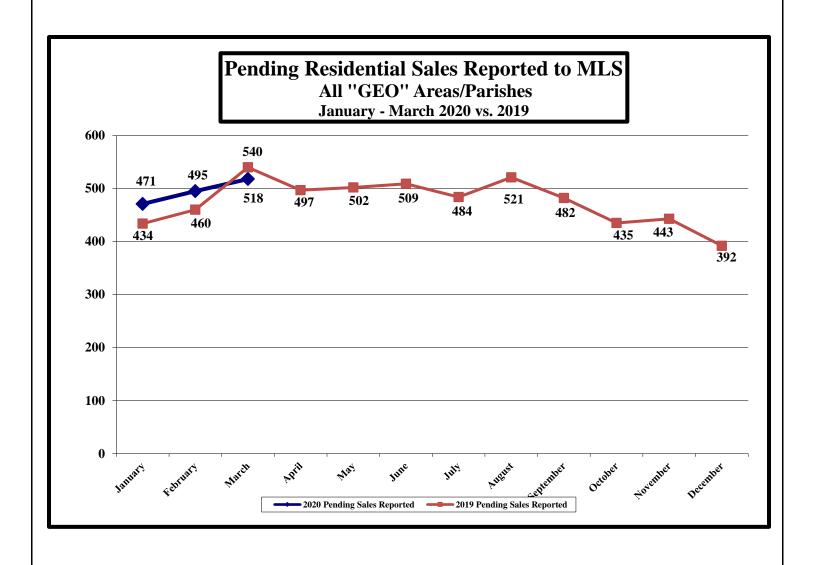


#### LAFAYETTE PARISH

(Excludes "GEO" areas outside of Lafayette Parish)

New Const.	Re-sales	
03/20: \$16,128,401 03/19: \$23,179,821 -30.42%	\$53,569,748 \$47,547,354 +12.67%	Dollar Volume of Closed Residential Sales, March 2020: \$ 69,698,149 Dollar Volume of Closed Residential Sales, March 2019: \$ 70,727,175 (% change for March: -01.45%)
New Const.	Re-sales	(% change from February 2020: +24.71%)
<b>'20:</b> \$48,875,733	\$146,591,145	Cumulative total January – March 2020: \$195,466,878
<b>'19: \$45,364,933</b>	\$113,252,642	Cumulative total January – March 2019: \$158,617,575
+07.74%	+29.44%	(% cumulative change: +23.23%)
<b>'20:</b> \$261,367	\$220,769	Average Sale Price, January - March 2020: \$229,690
<b>'19: \$268,431</b>	\$204,427	Average Sale Price, January - March 2019: \$219,388
-02.63%	+07.99%	(% change in Average Sale Price: +04.70%)
<b>'20:</b> \$219,665	\$185,000	Median Sold Price, January – March 2020: \$196,000
<b>'19: \$229,900</b>	\$178,000	Median Sold Price, January – March 2019: \$190,000
-04.45%	+03.93%	(% change in Median Sold Price: +03.16%)
<b>'20:</b> 99.47%	96.53%	% of List Price to Sale Price, January - March 2020: 97.25%
<b>'19: 99.49%</b>	96.80%	% of List Price to Sale Price, January - March 2020: 97.25 % % of List Price to Sale Price, January - March 2019: 97.55%

**Current Sales Compared to Past Years:** <u>2013</u> 2014 2015 2016 2017 2018 (2020 Lafayette Parish dollar volume \$136,062,261 \$138,104,381 \$153,810,244 \$140,446,469 \$150,562,614 \$155,685,930 as compared to prior years) +43.66% +41.54% +27.08% +39.18% +29.82% +25.55%



## ALL "GEO" AREAS/PARISHES (Includes "GEO" areas outside of Lafayette Parish)

Outside Lafayette Parish

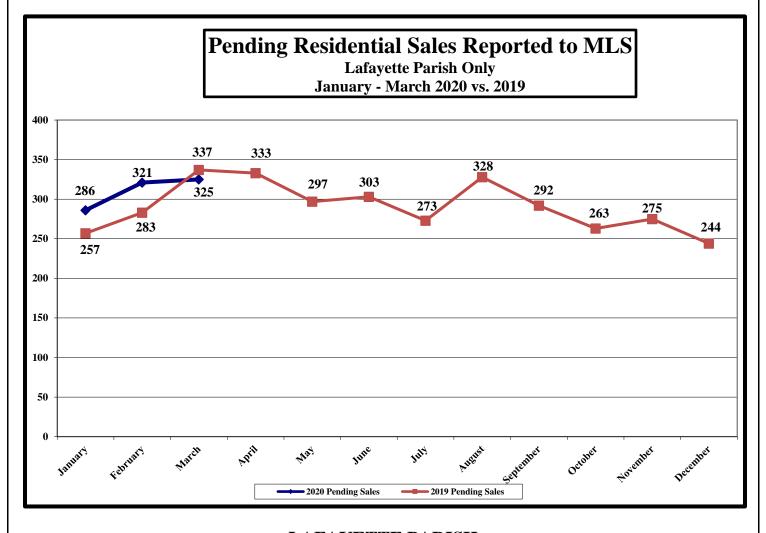
Mar. '20: 193 Mar. '19: 203 (% chg: -04.93%) Number of Pending Home Sales Reported to MLS, March 2020: 518

Number of Pending Home Sales Reported to MLS, March 2019: 540 (% change for March: -04.07%)

(% change from February 2020: +04.65%)

'20: 552 '19: 557 (% chg: -00.90%)

Cumulative total, January – March 2020: 1,484 Cumulative total, January – March 2019: 1,434 (% cumulative change: +03.49%)



#### LAFAYETTE PARISH

(Excludes "GEO" areas outside of Lafayette Parish)

03/20:	92	233
03/19:	83	254
+1	10.84%	-08.27%

New Const. Re-sales

Number of Pending Home Sales Reported to MLS, March 2020: 325 Number of Pending Home Sales Reported to MLS, March 2019: 337 (% change for March: -03.56%)

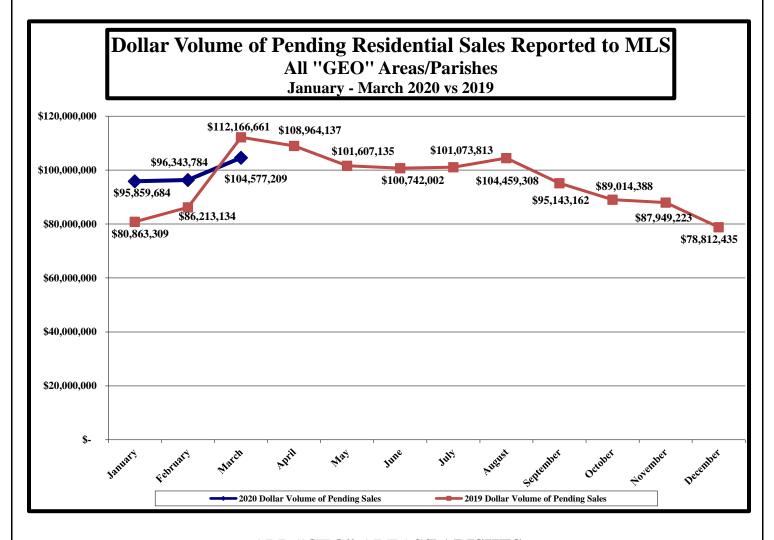
(% change from February 2020: +01.25%)

<b>'20:</b>	218	714
<b>'19:</b>	203	674
Н	-07.39%	+05.93%

**Re-sales** 

**New Const.** 

Cumulative total, January – March 2020: 932 Cumulative total, January – March 2019: 877 (% cumulative change: +06.27%)

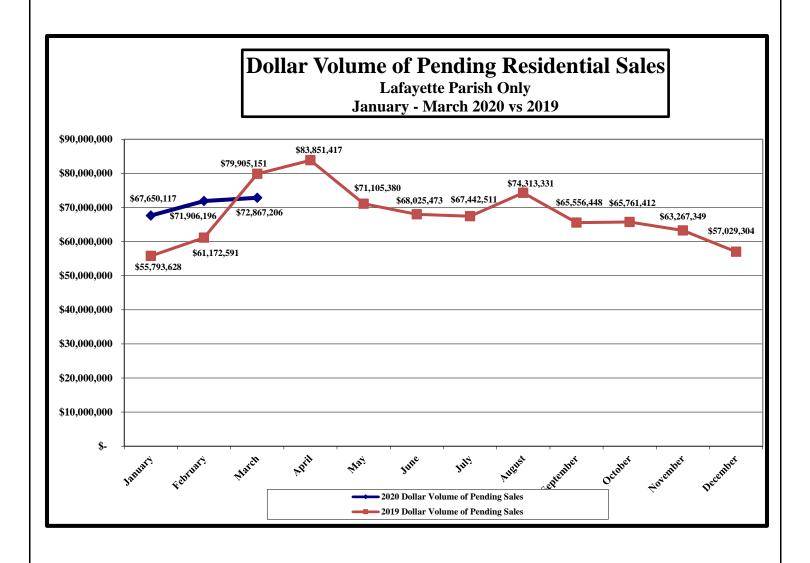


# ALL "GEO" AREAS/PARISHES (Includes "GEO" areas outside of Lafayette Parish)

Dollar Volume of Pending Home Sales, March 2020: \$104,577,209 Dollar Volume of Pending Home Sales, March 2019: \$112,166,661 (% change for March: -06.77%)

(% change from February 2020: +08.55%)

Cumulative total, January – March 2020: \$296,780,677 Cumulative total, January – March 2019: \$279,243,104 (% cumulative change: +06.28%)

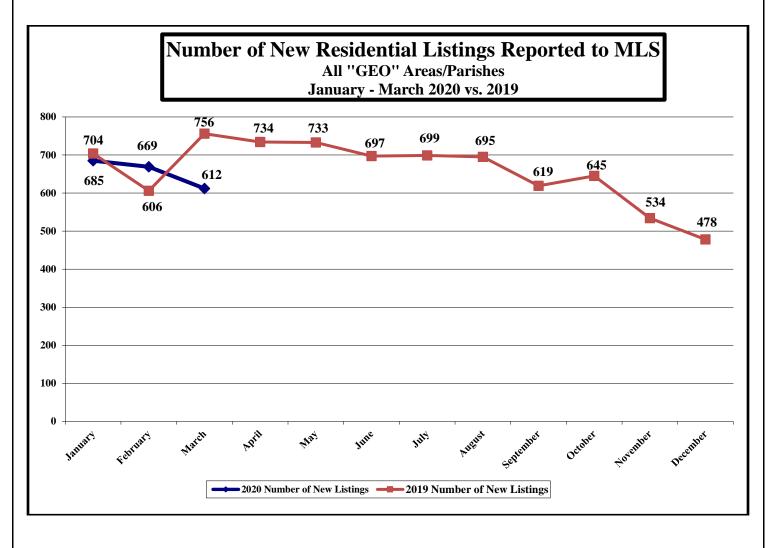


## LAFAYETTE PARISH (Excludes "GEO" areas outside of Lafayette Parish)

Dollar Volume of Pending Home Sales, March 2020: \$72,867,206 Dollar Volume of Pending Home Sales, March 2019: \$79,905,151 (% change for March: -08.81%)

(% change from February 2020: +01.34%)

Cumulative total, January – March 2020: \$212,423,519 Cumulative total, January – March 2019: \$196,871,370 (% cumulative change: +07.90%)



#### ALL "GEO" AREAS/PARISHES

Outside Lafayette
Parish

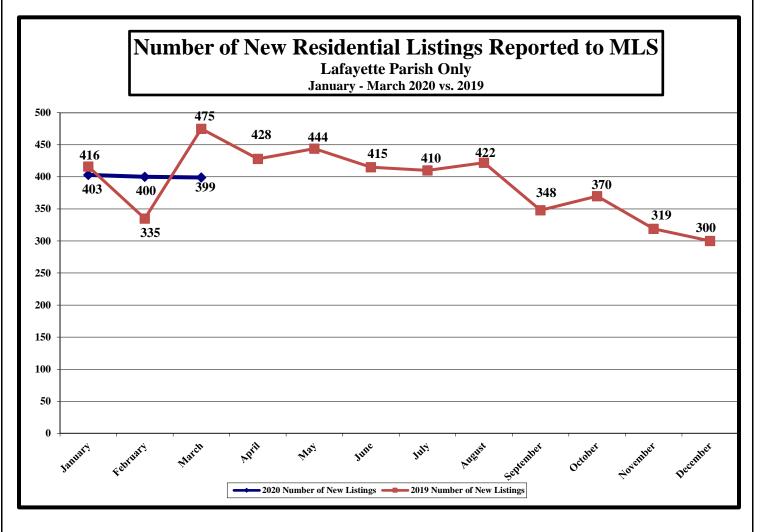
(Includes "GEO" areas outside of Lafayette Parish)

Mar. '20: 213 Mar. '19: 281 (% chg: -24.20%) Number of New Residential Listings Reported to MLS, March 2020: 612 Number of New Residential Listings Reported to MLS, March 2019: 756 (% change for March: (-19.05%)

(% change from February 2020: -08.52%)

'20: 764
'19: 840
(% chg: -09.05%)

Cumulative total, January – March 2020: 1,966 Cumulative total, January – March 2019: 2,066 (% cumulative change: -04.84%)



# LAFAYETTE PARISH (Excludes "GEO" areas outside of Lafayette Parish)

New Const.	Re-sales									
03/20: 80 03/19: 80 N/C	319 395 -19.24%	Number of New Residential Listings Reported to MLS, March 2020: 399 Number of New Residential Listings Reported to MLS, March 2019: 475 (% change for March: -16.00%)								
			(% change	e from Febi	ruary 2020:	: -00.25%)				
'20: 253 '19: 203 +24.63%	949 1,023 -07.23%		ulative to	tal, Janu	•	oruary 202 oruary 202 01.96%)				
Comparison to P #New Listings Ta # Sold Ratio – New Listing 2019 % +/- over	ken	2013 1,062 675 1.57:1 +13.18%	2014 1,066 644 1.66:1 +12.76%	2015 1,156 694 1.67:1 +03.98%	2016 1,191 652 1.83:1 +00.92%	2017 1,276 726 1.76:1 -05.80%	2018 1,340 705 1.90:1 -10.30%	2019 1,226 723 1.70:1 -01.96%	2020 1,202 851 1.41:1	

# 2020 Home Sales Outside Lafayette Parish

January - March 2020



#### Residential Closed Sales Reported to the MLS From Outside of Lafayette Parish

January – March 2020 vs. January – March 2019

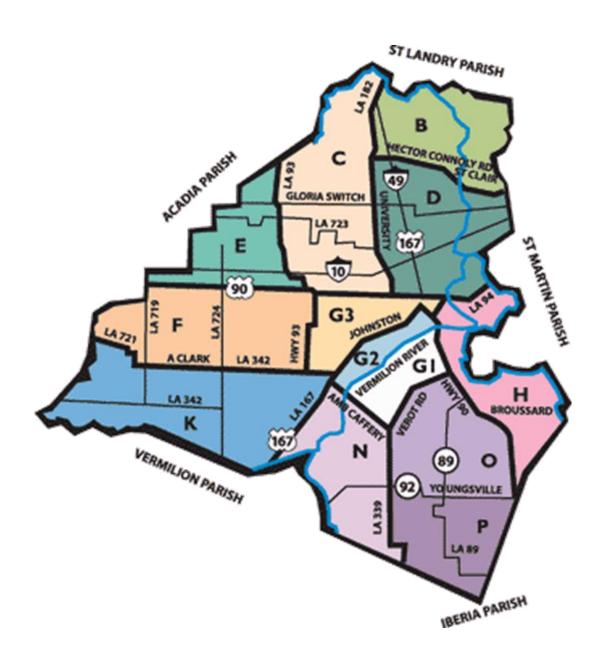
PARISH	'20 Closed Sales	'19 Closed Sales	% + or -	'20 Closed \$ Volume	'19 Closed \$ Volume	% + or –
Iberia	124	109	+13.8%	\$15,881,500	\$14,207,389	+11.8%
St. Landry	106	121	- 12.4%	\$15,216,710	\$17,969,801	- 15.3%
St. Martin	85	79	+07.6%	\$12,800,260	\$13,872,850	- 07.7%
Vermillion	84	76	+10.5%	\$12,410,768	\$11,924,810	+04.1%
Acadia	71	61	+16.4%	\$ 9,968,150	\$ 6,708,435	+48.6%
Evangeline	24	26	- 07.7%	\$ 2,538,350	\$ 2,001,100	+26.9 %
St. Mary	13	21	- 38.1%	\$ 2,079,800	\$ 2,170,730	- 04.2%
Jeff Davis	08	06	+33.3%	\$ 540,970	\$ 396,105	+36.6%
Others	05	06		\$ 625,000	\$ 919,500	
TOTAL	520	505	+03.0%	\$72,061,508	\$70,170,618	+02.7%

January – March 2020 closed residential sales from the above parishes represent 37.9% of the total number of closed transactions reported to the MLS and 26.9% of the closed sale dollar volume. This compares with 41.1% of the total number of closed transactions reported to the MLS and 30.7% of the closed dollar volume as of January – March 2019.

PARISH	'20 Average Sale Price	'19 Average Sale Price	% + or –	'20 Median Sale Price	'19 Median Sale Price	% + or –
St. Mary	\$159,984	\$103,368	+ 54.8%	\$140,000	\$ 73,000	+91.8%
St. Martin	\$150,591	\$175,605	- 14.2%	\$138,500	\$140,000	- 01.1%
Vermillion	\$147,747	\$156,905	- 05.8%	\$156,850	\$137,500	+14.1%
St. Landry	\$143,553	\$148,510	- 03.3%	\$130,200	\$125,000	+04.2%
Acadia	\$140,396	\$109,974	+27.7%	\$130,000	\$ 88,900	+46.2%
Iberia	\$128,076	\$130,342	- 01.7%	\$115,000	\$115,000	N/C
Evangeline	\$105,764	\$ 76,965	+37.4%	\$ 93,325	\$ 62,500	+49.3%

# 2019 Lafayette Parish Home Sales by GEO Area

January – March 2020



#### Lafayette Parish Closed Sales Reported to the MLS by GEO Area

January - March 2020 vs. January - March 2019

	'20 Closed Sales	'19 Closed Sales	% + or -	<b>'20 Closed</b> <b>\$ Volume</b>	'19 Closed \$ Volume	% + or –	'20 Avg. Sale Price	'19 Avg. Sale Price	% +or -	# Mos. Supply
Area B	08	06	+33.3%	\$ 1,827,900	\$ 2,140,000	- 14.6%	\$228,487	\$356,666	- 35.9%	5.3 mos.
Area C	65	53	+22.6%	\$ 9,505,100	\$ 8,862,775	+07.3%	\$146,232	\$167,222	- 12.6%	3.7 mos.
Area D	100	83	+20.5%	\$ 16,281,351	\$ 13,217,063	+23.2%	\$162,813	\$159,241	+02.2%	4.0 mos.
Area E	11	13	- 15.4%	\$ 2,183,400	\$ 2,183,633	- 00.0%	\$198,490	\$167,971	+18.2%	3.5 mos.
Area F	35	39	- 10.3%	\$ 6,987,123	\$ 6,082,955	+14.9%	\$199,632	\$155,973	+28.0%	3.9 mos.
Area G1	41	32	+28.1%	\$ 13,526,800	\$ 7,466,800	+81.2%	\$329,921	\$233,337	+41.4%	8.5 mos.
Area G2	52	39	+33.3%	\$ 12,264,215	\$ 9,814,490	+25.0%	\$235,850	\$251,653	- 06.3%	6.0 mos.
Area G3	96	73	+31.5%	\$ 15,027,616	\$ 11,201,042	+34.2%	\$156,537	\$153,438	+02.0%	4.7 mos.
Area H	24	15	+60.0%	\$ 5,079,495	\$ 3,149,850	+61.3%	\$211,645	\$209,990	+00.8%	5.0 mos.
Area K	39	36	+08.3%	\$ 7,778,675	\$ 7,029,029	+10.7%	\$199,453	\$195,250	+02.2%	2.7 mos.
Area N	82	108	- 24.1%	\$ 26,655,993	\$ 28,567,050	- 06.7%	\$325,073	\$264,509	+22.9%	6.5 mos.
Area O	185	143	+29.4%	\$ 49,371,411	\$ 39,463,518	+25.1%	\$266,872	\$275,968	- 03.3%	4.2 mos.
Area P	113	83	+36.1%	\$ 28,977,799	\$ 19,439,370	+49.1%	\$256,440	\$234,209	+09.5%	2.2 mos.
TOTAL	851	723	+17.7%	\$195,466,878	\$158,617,575	+23.2%	\$229,690	\$219,388	+04.7%	4.4 mos.

Lafayette North (Areas B,C,D,E): 184 sales in 2020 vs.155 in 2019–18.7% increase/\$29,797,751 in 2020 sale \$ volume vs \$26,403,471 in 2019–12.9% increase (21.6% of total sales/15.2% of total \$volume) West Lafayette (Areas F,K): 74 sales in 2020 vs. 75 in 2019 – 01.3% decrease/\$14,765,798 in 2020 sale \$ volume vs. \$13,111,984 in 2019 – 12.6% increase Central Lafayette (Areas G1, G2, G3): 189 sales in 2020 vs. 144 in 2019 – 31.3% increase/\$40,818,631 in 2020 vs. \$28,482,332 in 2019 – 43.3% increase South Lafayette (Areas N, O, P): 380 sales in 2020 vs 334 in 2019 – 13.8% increase/\$105,005,203 in 2020 vs. \$87,469,938 in 2019 – 20.1% increase East Lafayette (Area H):

<sup>(8.7%</sup> of total sales/7.6% of total \$ volume) (22.2% of total sales/20.9% of total \$volume) (44.7% of total sales/53.7% of total \$ volume) (2.8% of total sales/2.6% of total \$ volume)

#### **Lafayette Parish Existing Home Sales** Reported GEO Area

January - March 2020 vs. January - March 2019

	'20 Closed Sales	'19 Closed Sales	% + or -	'20 Closed \$ Volume	'19 Closed \$ Volume	% + or –	'20 Avg. Sale Price	'19 Avg. Sale Price	% +or -	# Mos. Supply
Area B	06	06	N/C	\$ 1,167,900	\$ 2,140,000	- 45.4%	\$194,650	\$356,666	+45.4%	5.0 mos.
Area C	57	48	+18.8%	\$ 7,871,000	\$ 7,925,375	- 00.7%	\$138,087	\$165,111	- 16.4%	3.5 mos.
Area D	62	48	+29.2%	\$ 8,265,239	\$ 5,780,390	+43.0%	\$133,310	\$120,424	+10.7%	4.6 mos.
Area E	10	12	- 16.7%	\$ 1,958,000	\$ 2,006,633	- 02.4%	\$195,800	\$167,219	+17.1%	2.7 mos.
Area F	29	35	- 17.1%	\$ 5,852,899	\$ 5,326,145	+09.9%	\$201,824	\$152,175	+32.6%	3.9 mos.
Area G1	39	32	+21.9%	\$ 13,082,000	\$ 7,466,800	+75.2%	\$335,435	\$233,337	+43.8%	8.8 mos.
Area G2	52	39	+33.3%	\$ 12,264,215	\$ 9,814,490	+25.0%	\$235,850	\$251,653	- 06.3%	5.7 mos.
Area G3	96	72	+33.3%	\$ 15,027,616	\$ 10,851,142	+38.5%	\$156,537	\$150,710	+03.9%	4.1 mos.
Area H	21	14	+50.0%	\$ 4,089,495	\$ 2,776,750	+47.3%	\$194,737	\$198,339	- 01.8%	3.3 mos.
Area K	30	22	+36.4%	\$ 5,491,325	\$ 4,073,197	+34.8%	\$183,044	\$185,145	- 01.1%	2.4 mos.
Area N	78	90	- 13.3%	\$ 23,590,885	\$ 22,793,295	+03.5%	\$302,447	\$253,258	+19.4%	5.6 mos.
Area O	133	99	+34.3%	\$ 34,212,372	\$ 24,398,125	+40.2%	\$257,235	\$246,445	+04.4%	4.2 mos.
Area P	51	37	+37.8%	\$ 13,718,199	\$ 7,900,300	+73.6%	\$268,984	\$213,521	+26.0%	2.8 mos.
TOTAL	664	554	+19.9%	\$146,591,145	\$113,252,642	+29.4%	\$220,769	\$204,427	+08.0%	4.5 mos.

Lafayette North (Areas B,C,D,E): 135 sales in 2020 vs.114 in 2019–18.4% increase/\$19,262,139 in 2020 sale \$ volume vs \$17,852,398 in 2019 – 07.9% increase West Lafayette (Areas F,K): 59 sales in 2020 vs. 57 in 2019 – 03.5% increase/\$11,344,224 in 2020 sale \$ volume vs. \$9,399,342 in 2019 – 20.7% increase Central Lafayette (Areas G1, G2, G3): 187 sales in 2020 vs.143 in 2019 – 30.8% increase/\$40,373,831 in 2020 vs. \$28,132,432 in 2019 – 43.5% increase South Lafayette (Areas N, O, P): 262 sales in 2020 vs 226 in 2019 – 15.9% increase/\$71,521,456 in 2020 vs. \$55,091,720 in 2019 – 29.8% increase (39, East Lafayette (Area H):

se (20.3% of total sales/13.1% of total \$volume) (8.9% of total sales/7.7% of total \$ volume) (28.2% of total sales/27.5% of total \$volume) (39.5% of total sales/48.8% of total \$ volume) (3.1% of total sales/2.9% of total \$ volume)

#### **Lafayette Parish New Construction Sales** Reported GEO Area

January - March 2020 vs. January - March 2019

	'20 Closed Sales	'19 Closed Sales	% + or -	<b>'20 Closed</b> <b>\$ Volume</b>	'19 Closed \$ Volume	% + or –	<b>'20 Avg.</b> Sale Price	'19 Avg. Sale Price	% +or -	# Mos. Supply
Area B	02	-0-		\$ 660,000	\$ -0-		\$330,000	\$ -0-		6.0 mos.
Area C	08	05	+60.0%	\$ 1,634,100	\$ 937,400	+74.3%	\$204,262	\$187,480	+09.0%	5.3 mos.
Area D	38	35	+08.6%	\$ 8,016,112	\$ 7,436,673	+07.8%	\$210,950	\$212,476	- 00.7%	3.0 mos.
Area E	01	01	N/C	\$ 225,400	\$ 177,000	+27.3%	\$225,400	\$177,000	+27.3%	12.0 mos.
Area F	06	04	+50.0%	\$ 1,134,224	\$ 756,810	+49.9%	\$189,037	\$189,202	- 00.1%	4.0 mos.
Area G1	02	-0-		\$ 444,800	\$ -0-		\$222,400	\$ -0-		7.5 mos.
Area G2	-0-	-0-		\$ -0-	\$ -0-		\$ -0-	\$ -0-		
Area G3	-0-	01		\$ -0-	\$ 349,900		\$ -0-	\$349,900		
Area H	03	01	+200.0%	\$ 990,000	\$ 373,100	+165.3%	\$330,000	\$373,100	- 11.6%	17.0 mos.
Area K	09	14	- 35.7%	\$ 2,287,350	\$ 2,955,832	- 22.6%	\$254,150	\$211,130	+20.4%	3.7 mos.
Area N	04	18	- 77.8%	\$ 3,065,108	\$ 5,773,755	- 46.9%	\$766,277	\$320,764	+138.9%	25.5 mos.
Area O	52	44	+18.2%	\$ 15,159,039	\$ 15,065,393	+00.6%	\$291,519	\$342,395	- 14.9%	4.1 mos.
Area P	62	46	+34.8%	\$ 15,259,600	\$ 11,539,070	+32.2%	\$246,122	\$250,849	- 01.9%	1.7 mos.
TOTAL	187	169	+10.7%	\$ 48,875,733	\$ 45,364,933	+07.7%	\$261,367	\$268,431	+02.6%	4.2 mos.

Lafayette North (Areas B,C,D,E): 49 sales in 2020 vs. 41 in 2019–19.5% increase/\$10,535,612 in 2020 sale \$ volume vs \$ 8,551,073 in 2019–23.2% increase (26.2% of total sales/21.6% of total \$ volume \) West Lafayette (Areas F,K): 15 sales in 2020 vs. 18 in 2019–16.7% decrease/\$3,421,574 in 2020 sale \$ volume vs. \$ 3,712,642 in 2019–7.8% decrease (8.0% of total sales/7.0% of total \$ volume \) Central Lafayette (Areas G1, G2, G3): 02 sales in 2020 vs. 1 in 2019–50.0% increase/\$444,800 in 2020 vs. \$ 349,900 in 2019–27.1% increase (1.1% of total sales/0.9% of total \$ volume \) South Lafayette (Areas N, O, P): 118 sales in 2020 vs 108 in 2019–9.3% increase/\$33,483,747 in 2020 vs. \$32,378,218 in 2019–3.4% increase (63.1% of total sales/68.5% of total \$ volume \) East Lafayette (Area H):