



INSTITUTE FOR ECONOMIC DEVELOPMENT
& REAL ESTATE RESEARCH

SINGLE FAMILY RESIDENTIAL SALES AND RENTALS

FOURTH QUARTER: 2021, 2022 AND 2023

NEW ORLEANS METROPOLITAN AREA
& NORTHSORE REGION

FEBRUARY 28, 2024

Note: Single family residential sales are now being compiled by zip code as the New Orleans Metropolitan Association of REALTORS® no longer requires the MLS area to be placed on listings/sales.

Zip Code Maps may be found at: <https://www.zipmap.net/Louisiana.htm>

**New Orleans Metropolitan Area Single-Family Residential Sales
4th Quarter (October, November & December) - 2021, 2022, 2023**

Parish/City	Zip Code	2021, Quarter 4			2022, Quarter 4			2023, Quarter 4			Difference No. of Sales 2022-2023	Average Price Percent Change	
		Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales		21-22	22-23
Jefferson Parish													
Metairie	70001-70003, 70005-70006	\$399,626	329	\$131,476,920	\$422,541	245	\$103,522,450	\$398,142	221	\$87,989,350	-24	5.7%	-5.8%
Kenner	70062, 70065	\$293,708	127	\$37,300,934	\$281,866	86	\$24,240,455	\$288,638	82	\$23,668,335	-4	-4.0%	2.4%
Jefferson	70121	\$263,486	22	\$5,796,700	\$285,438	24	\$6,850,500	\$283,150	25	\$7,078,750	1	8.3%	-0.8%
Harahan/River Ridge	70123	\$397,125	73	\$28,990,100	\$362,614	60	\$21,756,850	\$338,677	51	\$17,272,550	-9	-8.7%	-6.6%
East Jefferson Total		\$369,446	551	\$203,564,654	\$376,796	415	\$156,370,255	\$358,863	379	\$136,008,985	-36	2.0%	-4.8%
Barataria	70036	\$0	0	\$0	\$258,500	2	\$517,000	\$0	0	\$0	-2	NA	NA
Gretna/Terrytown	70053, 70056	\$236,676	126	\$29,821,129	\$255,316	83	\$21,191,200	\$238,110	58	\$13,810,395	-25	7.9%	-6.7%
Harvey	70058	\$224,383	80	\$17,950,650	\$266,153	59	\$15,703,000	\$209,334	59	\$12,350,700	0	18.6%	-21.3%
Lafitte	70067	\$292,833	3	\$878,500	\$264,200	5	\$1,321,000	\$130,000	3	\$390,000	-2	-9.8%	-50.8%
Marrero	70072	\$215,103	149	\$32,050,385	\$224,375	99	\$22,213,148	\$223,544	104	\$23,248,536	5	4.3%	-0.4%
Westwego/Avondale/Bridge City	70094	\$199,081	68	\$13,537,477	\$243,086	67	\$16,286,750	\$209,363	49	\$10,258,800	-18	22.1%	-13.9%
Grand Isle	70358	\$382,333	3	\$1,147,000	\$266,714	7	\$1,867,000	\$156,900	4	\$627,600	-3	-30.2%	-41.2%
West Jefferson Total		\$221,216	426	\$94,238,141	\$239,851	322	\$77,232,098	\$216,817	277	\$60,058,431	-45	8.4%	-9.6%
Jefferson Parish Total		\$304,814	977	\$297,802,795	\$316,964	737	\$233,602,353	\$298,883	656	\$196,067,416	-81	4.0%	-5.7%
Orleans Parish													
Westbank Orleans Total	70114, 70131	\$274,106	126	\$34,537,398	\$283,585	99	\$28,074,920	\$237,031	70	\$16,592,201	-29	3.5%	-16.4%
New Orleans	70112	\$558,000	1	\$558,000	\$0	0	\$0	\$635,000	3	\$1,905,000	3	NA	NA
New Orleans	70113	\$328,682	11	\$3,615,500	\$409,800	5	\$2,049,000	\$243,333	3	\$730,000	-2	24.7%	-40.6%
New Orleans	70115	\$730,955	102	\$74,557,400	\$697,021	60	\$41,821,255	\$769,087	59	\$45,376,153	-1	-4.6%	10.3%
New Orleans	70116	\$483,474	24	\$11,603,370	\$407,488	8	\$3,259,900	\$455,631	12	\$5,467,570	4	-15.7%	11.8%
New Orleans	70117	\$284,535	80	\$22,762,800	\$344,129	48	\$16,518,180	\$249,253	39	\$9,720,873	-9	20.9%	-27.6%
New Orleans	70118	\$367,467	44	\$16,168,548	\$660,083	52	\$34,324,300	\$714,532	32	\$22,865,025	-20	79.6%	8.2%
New Orleans	70119	\$657,324	65	\$42,726,080	\$390,353	52	\$20,298,377	\$363,185	28	\$10,169,174	-24	-40.6%	-7.0%
New Orleans	70122	\$341,277	106	\$36,175,363	\$325,892	68	\$22,160,655	\$316,410	63	\$19,933,831	-5	-4.5%	-2.9%
New Orleans	70124	\$604,321	90	\$54,388,930	\$625,786	59	\$36,921,395	\$785,910	42	\$33,008,200	-17	3.6%	25.6%
New Orleans	70125	\$404,297	26	\$10,511,725	\$442,923	23	\$10,187,231	\$357,985	22	\$7,875,668	-1	9.6%	-19.2%
New Orleans	70130	\$759,118	25	\$18,977,950	\$677,808	13	\$8,811,500	\$649,944	9	\$5,849,500	-4	-10.7%	-4.1%
Central Orleans Total		\$508,790	574	\$292,045,666	\$506,061	388	\$196,351,793	\$522,119	312	\$162,900,994	-76	-0.5%	3.2%
Eastern New Orleans Total	70126 - 70129	\$205,087	120	\$24,610,382	\$199,441	96	\$19,146,298	\$183,596	79	\$14,504,062	-17	-2.8%	-7.9%
Orleans Parish Total		\$428,285	820	\$351,193,446	\$417,792	583	\$243,573,011	\$420,818	461	\$193,997,257	-122	-2.4%	0.7%
Plaquemines Parish (70037, 70040, 70041, 70083, 70091, 70093)		\$356,040	45	\$16,021,800	\$369,852	40	\$14,794,071	\$388,663	40	\$15,546,520	0	3.9%	5.1%
St. Bernard Parish (70032, 70043, 70075, 70085, 70092)		\$244,227	159	\$38,832,070	\$241,164	80	\$19,293,146	\$263,976	78	\$20,590,099	-2	-1.3%	9.5%

**New Orleans Metropolitan Area Single-Family Residential Sales
4th Quarter (October, November & December) - 2021, 2022, 2023**

Parish/City	Zip Code	2021, Quarter 4			2022, Quarter 4			2023, Quarter 4			Difference No. of Sales 2022-2023	Average Price Percent Change	
		Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales		21-22	22-23
St. Charles Parish													
Eastbank	70079, 70087	\$209,857	14	\$2,938,000	\$193,280	20	\$3,865,600	\$294,714	7	\$2,063,000	-13	-7.9%	52.5%
Westbank (70030, 70031, 70039, 70047, 70057, 70070, 70080)		\$584,771	39	\$22,806,087	\$268,697	77	\$20,689,707	\$308,439	75	\$23,132,901	-2	-54.1%	14.8%
St. Charles Parish Total		\$485,737	53	\$25,744,087	\$253,147	97	\$24,555,307	\$307,267	82	\$25,195,901	-15	-47.9%	21.4%
St. James Parish													
Eastbank	70052, 70071, 70723, 70763	\$153,391	19	\$2,914,425	\$192,183	10	\$1,921,825	\$180,944	9	\$1,628,500	-1	25.3%	-5.8%
Westbank	70086, 70090	\$224,286	7	\$1,570,000	\$186,967	3	\$560,900	\$232,908	14	\$3,260,707	11	-16.6%	24.6%
St. James Parish Total		\$172,478	26	\$4,484,425	\$190,979	13	\$2,482,725	\$212,574	23	\$4,889,207	10	10.7%	11.3%
St. John the Baptist Parish													
Eastbank	70051, 70068, 70076, 70084	\$166,158	85	\$14,123,427	\$186,766	92	\$17,182,512	\$200,414	70	\$14,028,950	-22	12.4%	7.3%
Westbank	70049	\$0	0	\$0	\$0	0	\$0	\$17,000	1	\$17,000	1	NA	NA
St. John the Baptist Parish Total		\$166,158	85	\$14,123,427	\$186,766	92	\$17,182,512	\$197,830	71	\$14,045,950	-21	12.4%	5.9%
St. Tammany Parish													
East St. Tammany													
Pearl River	70452	\$150,467	9	\$1,354,200	\$277,070	20	\$5,541,400	\$278,874	19	\$5,298,600	-1	84.1%	0.7%
Slidell	70458, 70460, 70461	\$266,538	431	\$114,877,991	\$272,701	284	\$77,447,159	\$264,971	222	\$58,823,493	-62	2.3%	-2.8%
East St. Tammany Total		\$264,164	440	\$116,232,191	\$272,989	304	\$82,988,559	\$266,067	241	\$64,122,093	-63	3.3%	-2.5%
Lacombe (Central St. Tammany)	70445	\$227,608	56	\$12,746,070	\$294,051	30	\$8,821,522	\$250,148	38	\$9,505,615	8	29.2%	-14.9%
West St. Tammany													
Abita Springs	70420	\$416,113	27	\$11,235,044	\$302,180	26	\$7,856,690	\$337,495	22	\$7,424,900	-4	-27.4%	11.7%
Bush	70431	\$255,980	10	\$2,559,800	\$357,108	13	\$4,642,400	\$390,636	11	\$4,297,000	-2	39.5%	9.4%
Covington	70433, 70435	\$331,088	334	\$110,583,391	\$389,307	229	\$89,151,226	\$418,629	188	\$78,702,190	-41	17.6%	7.5%
Folsom	70437	\$324,205	25	\$8,105,123	\$377,200	14	\$5,280,800	\$374,067	15	\$5,611,000	1	16.3%	-0.8%
Madisonville	70447	\$407,577	90	\$36,681,889	\$425,537	91	\$38,723,889	\$430,260	54	\$23,234,019	-37	4.4%	1.1%
Mandeville	70448, 70471	\$412,853	182	\$75,139,234	\$385,092	144	\$55,453,204	\$429,379	104	\$44,655,450	-40	-6.7%	11.5%
West St. Tammany Total		\$365,725	668	\$244,304,481	\$388,991	517	\$201,108,209	\$416,052	394	\$163,924,559	-123	6.4%	7.0%
St. Tammany Parish Total		\$320,690	1,164	\$373,282,742	\$344,205	851	\$292,918,290	\$352,975	673	\$237,552,267	-178	7.3%	2.5%
Tangipahoa Parish (70401, 70403, 70421, 70422, 70436, 70442, 70443, 70444, 70446, 70454, 70456, 70466)		\$232,894	372	\$86,636,569	\$246,475	285	\$70,245,316	\$251,541	324	\$81,499,231	39	5.8%	2.1%
Washington Parish	70426, 70427, 70438, 70450	\$176,072	61	\$10,740,400	\$154,593	47	\$7,265,850	\$180,575	49	\$8,848,184	2	-12.2%	16.8%
Metro New Orleans Total		\$323,993	3,762	\$1,218,861,761	\$327,757	2,825	\$925,912,581	\$324,881	2,457	\$798,232,032	-368	1.2%	-0.9%

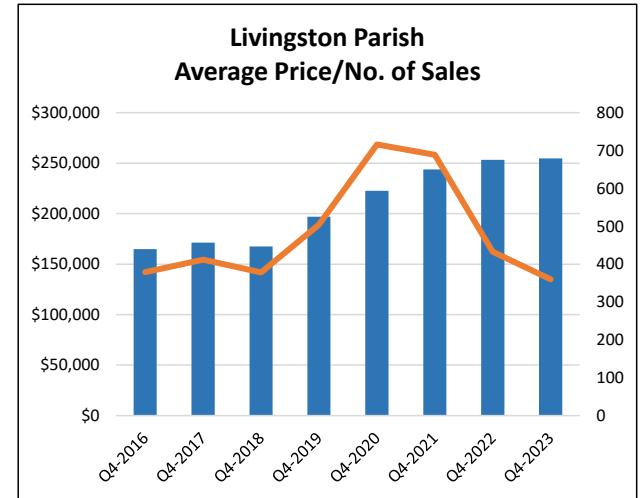
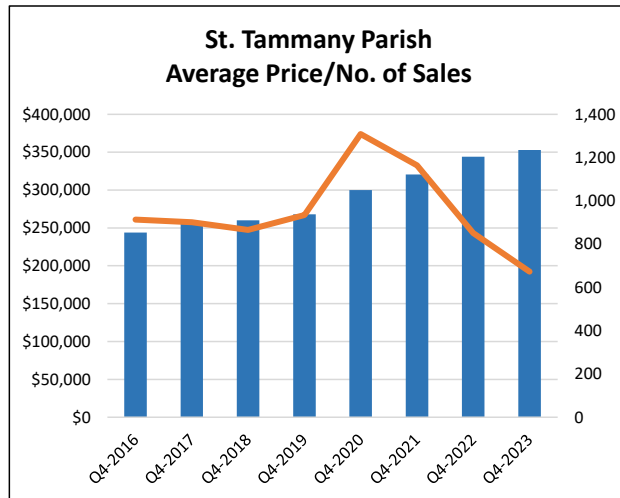
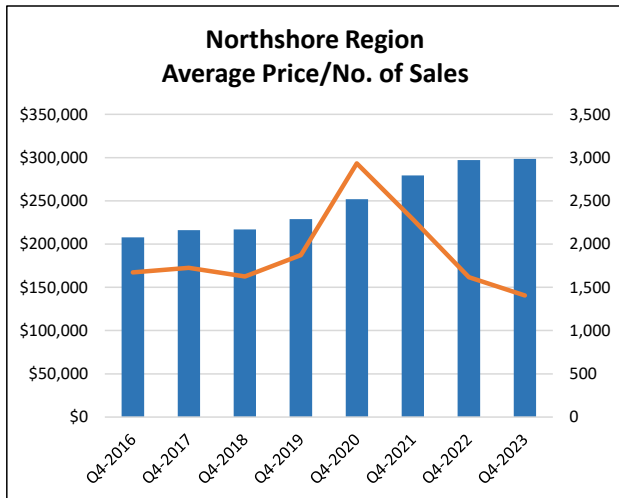
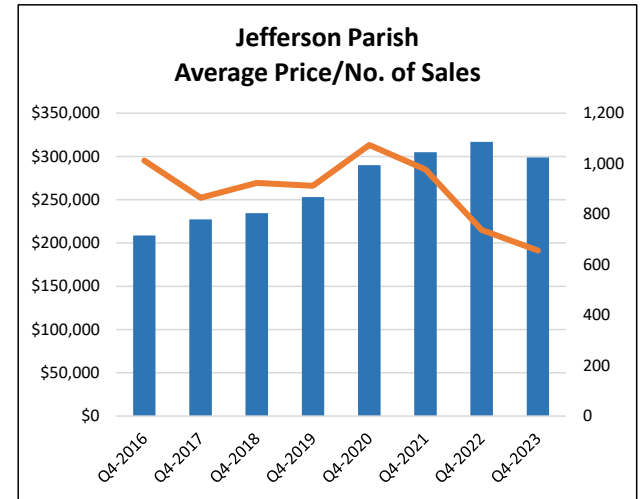
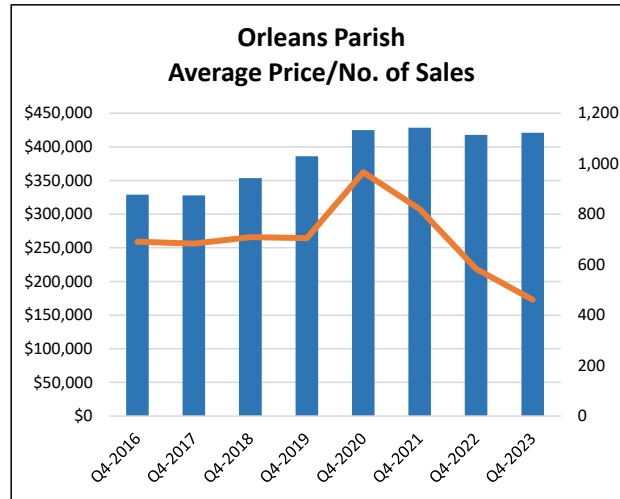
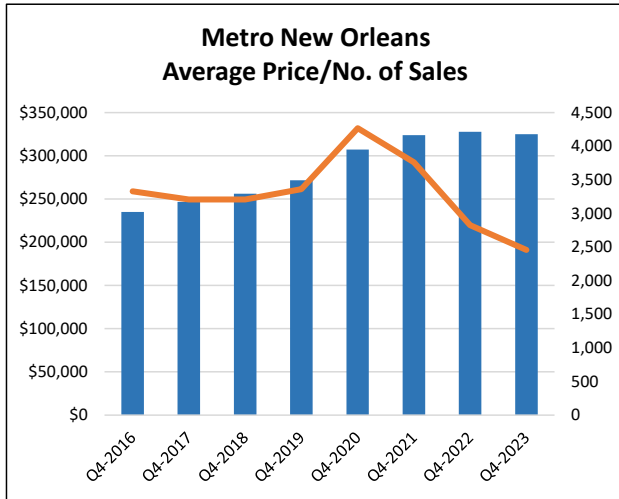
Source: New Orleans Metropolitan Association of Realtors/ Gulf South Real Estate Information Network; Trendgraphix
Compiled by: Univeristy of New Orleans Institute for Economic Development & Real Estate Research

**Northshore Region Single-Family Residential Sales
4th Quarter (October, November & December) - 2021, 2022, 2023**

Parish/City	Zip Code	2021, Quarter 4			2022, Quarter 4			2023, Quarter 4			Difference No. of Sales 2022-2023	Average Price Percent Change	
		Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales		21-22	22-23
St. Tammany Parish													
East St. Tammany													
Pearl River	70452	\$150,467	9	\$1,354,200	\$277,070	20	\$5,541,400	\$278,874	19	\$5,298,600	-1	84.1%	0.7%
Slidell	70458, 70460, 70461	\$266,538	431	\$114,877,991	\$272,701	284	\$77,447,159	\$264,971	222	\$58,823,493	-62	2.3%	-2.8%
East St. Tammany Total		\$264,164	440	\$116,232,191	\$272,989	304	\$82,988,559	\$266,067	241	\$64,122,093	-63	3.3%	-2.5%
Lacombe (Central St. Tammany)	70445	\$227,608	56	\$12,746,070	\$294,051	30	\$8,821,522	\$250,148	38	\$9,505,615	8	29.2%	-14.9%
West St. Tammany													
Abita Springs	70420	\$416,113	27	\$11,235,044	\$302,180	26	\$7,856,690	\$337,495	22	\$7,424,900	-4	-27.4%	11.7%
Bush	70431	\$255,980	10	\$2,559,800	\$357,108	13	\$4,642,400	\$390,636	11	\$4,297,000	-2	39.5%	9.4%
Covington	70433, 70435	\$331,088	334	\$110,583,391	\$389,307	229	\$89,151,226	\$418,629	188	\$78,702,190	-41	17.6%	7.5%
Folsom	70437	\$324,205	25	\$8,105,123	\$377,200	14	\$5,280,800	\$374,067	15	\$5,611,000	1	16.3%	-0.8%
Madisonville	70447	\$407,577	90	\$36,681,889	\$425,537	91	\$38,723,889	\$430,260	54	\$23,234,019	-37	4.4%	1.1%
Mandeville	70448, 70471	\$412,853	182	\$75,139,234	\$385,092	144	\$55,453,204	\$429,379	104	\$44,655,450	-40	-6.7%	11.5%
West St. Tammany Total		\$365,725	668	\$244,304,481	\$388,991	517	\$201,108,209	\$416,052	394	\$163,924,559	-123	6.4%	7.0%
St. Tammany Parish Total		\$320,690	1,164	\$373,282,742	\$344,205	851	\$292,918,290	\$352,975	673	\$237,552,267	-178	7.3%	2.5%
Tangipahoa Parish (70401, 70403, 70421, 70422, 70436, 70442, 70443, 70444, 70446, 70454, 70456, 70466)													
		\$232,894	372	\$86,636,569	\$246,475	285	\$70,245,316	\$251,541	324	\$81,499,231	39	5.8%	2.1%
Washington Parish	70426, 70427, 70438, 70450	\$176,072	61	\$10,740,400	\$154,593	47	\$7,265,850	\$180,575	49	\$8,848,184	2	-12.2%	16.8%
Livingston Parish (70449, 70462, 70706, 70711, 70726, 70733, 70744, 70754, 70785)													
		\$243,731	689	\$167,931,000	\$253,372	433	\$109,710,000	\$254,797	360	\$91,727,000	-73	4.0%	0.6%
St. Helena Parish	70441, 70453	\$0	0	\$0	\$0	0	\$0	\$0	0	\$0	0	NA	NA
Northshore Region Total		\$279,349	2,286	\$638,590,711	\$297,116	1,616	\$480,139,456	\$298,454	1,406	\$419,626,682	-210	6.4%	0.5%

Source: New Orleans Metropolitan Association of Realtors/ Gulf South Real Estate Information Network and Latter & Blum, Inc./CJ Brown Research Division; Trendgraphix
Compiled by: University of New Orleans Institute for Economic Development & Real Estate Research

Single Family Sales Graphs
4th Quarter (October, November & December) - 2016 - 2023



Average Price - Bar | Number of Sales - Line

New Orleans Metropolitan Area Condominium Sales
4th Quarter (October, November & December) - 2021, 2022, 2023

Parish/City	Zip Code	2021, Quarter 4			2022, Quarter 4			2023, Quarter 4			Difference No. of Sales 2022-2023	Average Price	
		Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales		21-22	22-23
Jefferson Parish													
Metairie	70001-70003, 70005-70006	\$115,240	61	\$7,029,645	\$144,220	47	\$6,778,350	\$154,788	40	\$6,191,500	-7	25.1%	7.3%
Kenner	70062, 70065	\$132,387	15	\$1,985,800	\$136,227	11	\$1,498,500	\$132,042	12	\$1,584,500	1	2.9%	-3.1%
Jefferson	70121	\$311,000	1	\$311,000	\$280,000	2	\$560,000	\$263,750	6	\$1,582,500	4	-10.0%	-5.8%
Harahan/River Ridge	70123	\$122,625	4	\$490,500	\$140,000	3	\$420,000	\$154,000	4	\$616,000	1	14.2%	10.0%
East Jefferson Total		\$121,197	81	\$9,816,945	\$146,934	63	\$9,256,850	\$160,879	62	\$9,974,500	-1	21.2%	9.5%
Gretna/Terrytown	70053, 70056	\$64,000	2	\$128,000	\$0	0	\$0	\$130,833	3	\$392,500	3	NA	NA
Harvey	70058	\$111,000	4	\$444,000	\$134,000	1	\$134,000	\$89,000	1	\$89,000	0	20.7%	-33.6%
West Jefferson Total		\$95,333	6	\$572,000	\$134,000	1	\$134,000	\$120,375	4	\$481,500	3	40.6%	-10.2%
Jefferson Parish Total		\$119,413	87	\$10,388,945	\$146,732	64	\$9,390,850	\$158,424	66	\$10,456,000	2	22.9%	8.0%
Orleans Parish													
Westbank Orleans Total	70114, 70131	\$149,750	4	\$599,000	\$155,000	6	\$930,000	\$146,500	4	\$586,000	-2	3.5%	-5.5%
New Orleans	70112	\$356,813	8	\$2,854,500	\$376,833	6	\$2,261,000	\$343,000	6	\$2,058,000	0	5.6%	-9.0%
New Orleans	70113	\$739,250	4	\$2,957,000	\$702,167	3	\$2,106,500	\$580,000	1	\$580,000	-2	-5.0%	-17.4%
New Orleans	70115	\$363,962	21	\$7,643,207	\$383,519	16	\$6,136,300	\$354,134	12	\$4,249,609	-4	5.4%	-7.7%
New Orleans	70116	\$428,274	31	\$13,276,499	\$373,371	18	\$6,720,682	\$583,889	9	\$5,255,000	-9	-12.8%	56.4%
New Orleans	70117	\$429,000	6	\$2,574,000	\$406,750	6	\$2,440,500	\$314,800	5	\$1,574,000	-1	-5.2%	-22.6%
New Orleans	70118	\$368,774	20	\$7,375,473	\$284,900	9	\$2,564,100	\$665,500	11	\$7,320,500	2	-22.7%	133.6%
New Orleans	70119	\$339,950	2	\$679,900	\$255,750	2	\$511,500	\$176,000	1	\$176,000	-1	-24.8%	-31.2%
New Orleans	70124	\$331,333	12	\$3,975,999	\$232,509	11	\$2,557,600	\$247,650	4	\$990,600	-7	-29.8%	6.5%
New Orleans	70125	\$0	0	\$0	\$234,000	1	\$234,000	\$0	0	\$0	-1	NA	NA
New Orleans	70130	\$419,828	57	\$23,930,200	\$557,893	35	\$19,526,264	\$442,677	43	\$19,035,100	8	32.9%	-20.7%
Central Orleans Total		\$405,384	161	\$65,266,778	\$421,107	107	\$45,058,446	\$448,248	92	\$41,238,809	-15	3.9%	6.4%
Eastern New Orleans Total	70126 - 70129	\$112,000	1	\$112,000	\$85,000	1	\$85,000	\$0	0	\$0	-1	-24.1%	NA
Orleans Parish Total		\$397,456	166	\$65,977,778	\$404,153	114	\$46,073,446	\$435,675	96	\$41,824,809	-18	1.7%	7.8%
St. Bernard Parish (70032, 70043, 70075, 70085, 70092)		\$0	0	\$0	\$0	0	\$0	\$130,000	1	\$130,000	1	NA	NA
St. Charles Parish (70030, 70031, 70039, 70047, 70057, 70070, 70079, 70080, 70087)		\$0	0	\$0	\$0	0	\$0	\$146,875	4	\$587,500	4	NA	NA

New Orleans Metropolitan Area Condominium Sales
4th Quarter (October, November & December) - 2021, 2022, 2023

Parish/City	Zip Code	2021, Quarter 4			2022, Quarter 4			2023, Quarter 4			Difference No. of Sales 2022-2023	Average Price Percent Change	
		Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales		21-22	22-23
<i>St. James Parish</i> (70052, 70071, 70723, 70763)		\$0	0	\$0	\$123,000	1	\$123,000	\$120,000	1	\$120,000	0	NA	-2.4%
<i>St. John the Baptist Parish</i> (70049, 70051, 70068, 70076, 70084)		\$23,750	1	\$23,750	\$135,000	1	\$135,000	\$0	0	\$0	-1	NA	NA
St. Tammany Parish													
Slidell	70458, 70460, 70461	\$135,048	20	\$2,700,956	\$139,750	13	\$1,816,750	\$143,260	20	\$2,865,200	7	3.5%	2.5%
East St. Tammany Total		\$135,048	20	\$2,700,956	\$139,750	13	\$1,816,750	\$143,260	20	\$2,865,200	7	3.5%	2.5%
Covington	70433, 70435	\$210,433	9	\$1,893,900	\$148,343	7	\$1,038,400	\$132,200	5	\$661,000	-2	-29.5%	-10.9%
Madisonville	70447	\$0	0	\$0	\$0	0	\$0	\$0	0	\$0	0	NA	NA
Mandeville	70448, 70471	\$203,286	19	\$3,862,441	\$235,018	17	\$3,995,300	\$253,263	20	\$5,065,250	3	15.6%	7.8%
West St. Tammany Total		\$205,584	28	\$5,756,341	\$209,738	24	\$5,033,700	\$229,050	25	\$5,726,250	1	2.0%	9.2%
St. Tammany Parish Total		\$176,194	48	\$8,457,297	\$185,147	37	\$6,850,450	\$190,921	45	\$8,591,450	8	5.1%	3.1%
<i>Tangipahoa Parish</i> (70401, 70403, 70421, 70422, 70436, 70442, 70443, 70444, 70446, 70454, 70456, 70466)		\$140,000	1	\$140,000	\$96,500	4	\$386,000	\$169,500	1	\$169,500	-3	-31.1%	75.6%
Metro New Orleans Total		\$280,488	303	\$84,987,770	\$285,617	220	\$62,835,746	\$289,950	213	\$61,759,259	-7	1.8%	1.5%

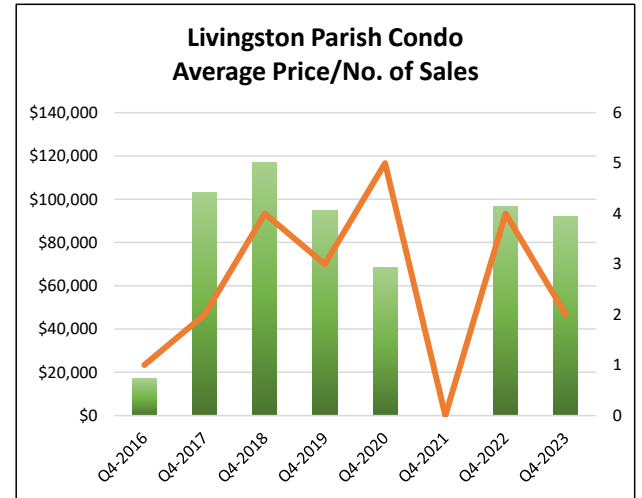
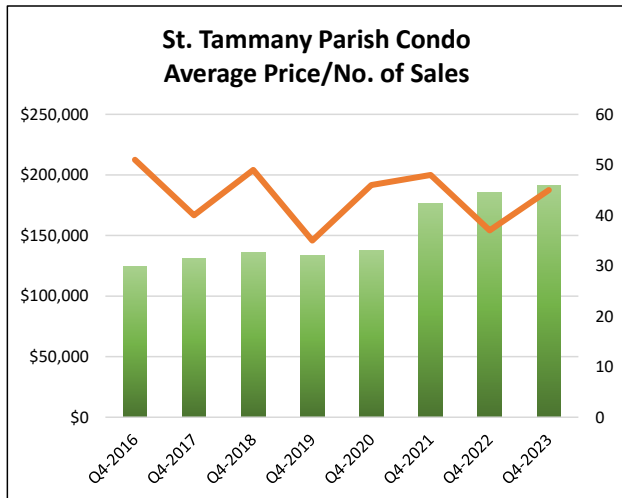
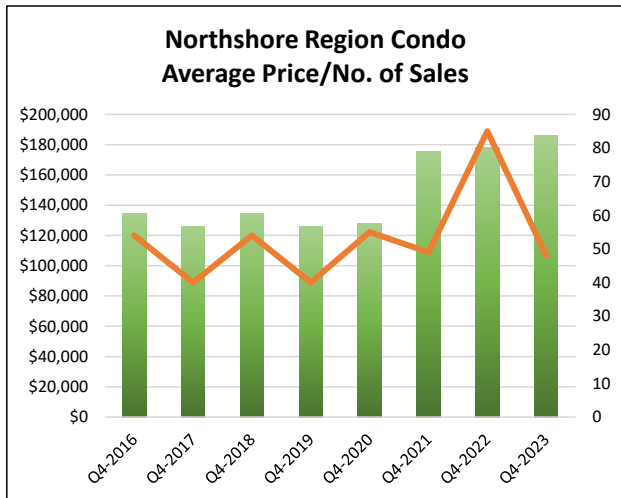
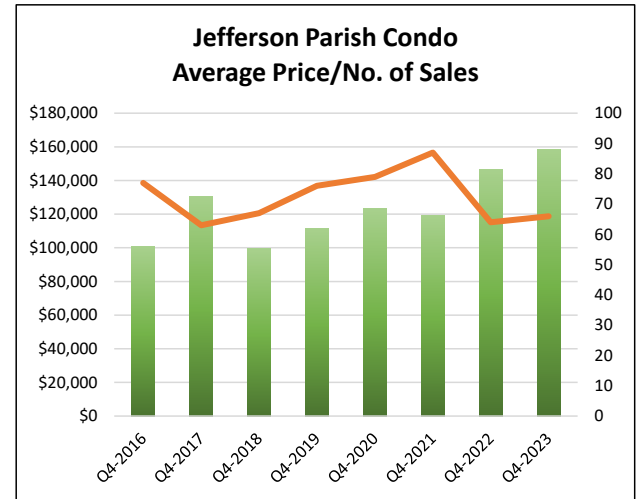
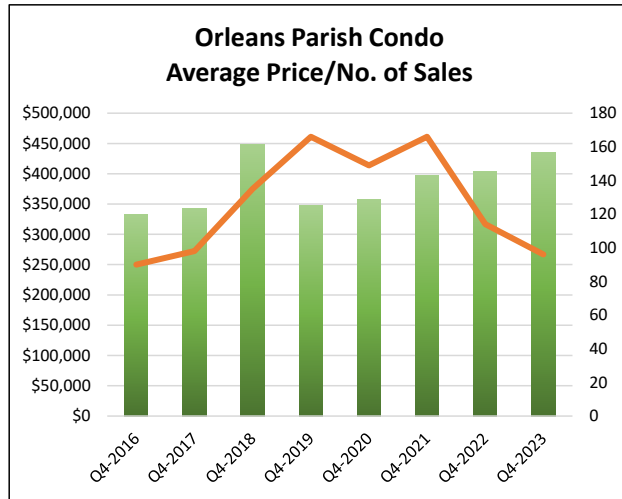
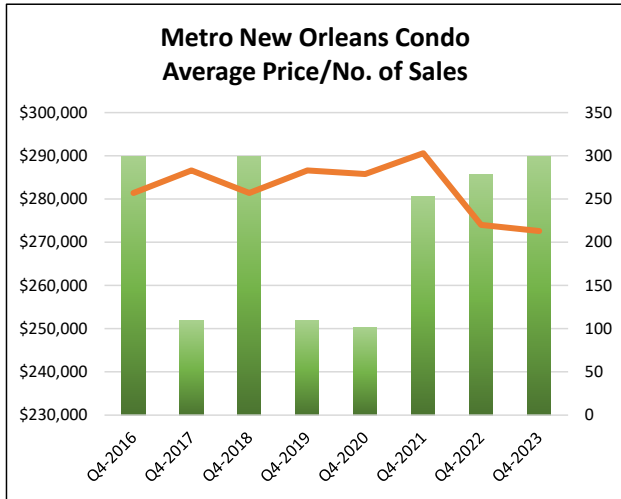
Source: New Orleans Metropolitan Association of Realtors/ Gulf South Real Estate Information Network; Trendgraphix
 Compiled by: Univeristy of New Orleans Institute for Economic Development & Real Estate Research

Northshore Region Condominium Sales
4th Quarter (October, November & December) - 2021, 2022, 2023

Parish/City	Zip Code	2021, Quarter 4			2022, Quarter 4			2023, Quarter 4			Difference No. of Sales 2022-2023	Average Price Percent Change	
		Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales	Average Price	Unit Sales	Gross Sales		21-22	22-23
St. Tammany Parish													
East St. Tammany													
Slidell	70458, 70460, 70461	\$135,048	20	\$2,700,956	\$139,750	13	\$1,816,750	\$143,260	20	\$2,865,200	7	3.5%	2.5%
East St. Tammany Total		\$135,048	20	\$2,700,956	\$139,750	13	\$1,816,750	\$143,260	20	\$2,865,200	7	3.5%	2.5%
West St. Tammany													
Covington	70433, 70435	\$210,433	9	\$1,893,900	\$148,343	7	\$1,038,400	\$132,200	5	\$661,000	-2	-29.5%	-10.9%
Madisonville	70447	\$0	0	\$0	\$0	0	\$0	\$0	0	\$0	0	NA	NA
Mandeville	70448, 70471	\$203,286	19	\$3,862,441	\$235,018	17	\$3,995,300	\$253,263	20	\$5,065,250	3	15.6%	7.8%
West St. Tammany Total		\$205,584	28	\$5,756,341	\$209,738	24	\$5,033,700	\$229,050	25	\$5,726,250	1	2.0%	9.2%
St. Tammany Parish Total		\$176,194	48	\$8,457,297	\$185,147	37	\$6,850,450	\$190,921	45	\$8,591,450	8	5.1%	3.1%
Tangipahoa Parish (70401, 70403, 70421, 70422, 70436, 70442, 70443, 70444, 70446, 70454, 70456, 70466)		\$140,000	1	\$140,000	\$96,500	4	\$386,000	\$169,500	1	\$169,500	-3	-31.1%	75.6%
Livingston Parish (70449, 70462, 70706, 70711, 70726, 70733, 70744, 70754, 70785)		\$0	0	\$0	\$96,500	4	\$386,000	\$92,000	2	\$184,000	-2	NA	-4.7%
Northshore Region Total		\$175,455	49	\$8,597,297	\$169,388	45	\$7,622,450	\$186,353	48	\$8,944,950	3	-3.5%	10.0%

Source: New Orleans Metropolitan Association of Realtors/ Gulf South Real Estate Information Network and Latter & Blum, Inc./CJ Brown Research Division; Trendgraphix
 Compiled by: Univeristy of New Orleans Institute for Economic Development & Real Estate Research

Condominium Sales Graphs
4th Quarter (October, November & December) - 2016 - 2023



Average Price - Bar | Number of Sales - Line

Residential Rentals
3-Plex, 4-Plex, Duplex/Double, Single Family and Townhouse
Quarter 4 (October, November, December): 2021, 2022, 2023

Parish/City	2021, Quarter 4					2022, Quarter 4					2023, Quarter 4				
	Total No Rentals	Ave BR/BA	Ave Living Area SF	Ave Rent	Ave Rent/SF	Total No Rentals	Ave BR/BA	Ave Living Area SF	Ave Rent	Ave Rent/SF	Total No Rentals	Ave BR/BA	Ave Living Area SF	Ave Rent	Ave Rent/SF
East Jefferson	166	3/2	1,396	\$1,958	\$1.44	256	3/2	1,445	\$1,928	\$1.37	262	3/2	1,483	\$2,064	\$1.43
West Jefferson	61	3/2	1,320	\$1,513	\$1.22	98	3/2	1,544	\$1,747	\$1.19	106	3/2	1,411	\$1,690	\$1.26
Jefferson Parish	227	3/2	1,373	\$1,834	\$1.38	354	3/2	1,473	\$1,879	\$1.32	368	3/2	1,464	\$1,960	\$1.38
Westbank Orleans	24	3/2	1,341	\$1,506	\$1.20	34	2/2	1,124	\$1,497	\$1.42	44	3/2	1,386	\$1,779	\$1.46
Central Orleans	534	2/2	1,158	\$1,922	\$1.68	647	2/2	1,210	\$1,934	\$1.67	824	3/2	1,164	\$1,819	\$1.63
Eastern New Orleans	17	3/2	1,197	\$1,374	\$1.15	41	3/2	1,430	\$1,496	\$1.10	40	3/2	1,385	\$1,515	\$1.13
Orleans Parish	575	2/2	1,167	\$1,888	\$1.65	722	2/2	1,219	\$1,888	\$1.62	908	3/2	1,184	\$1,803	\$1.60
Plaquemines Parish	3	3/2	1,871	\$1,933	\$1.04	20	3/2	1,714	\$2,380	\$1.39	26	3/2	1,270	\$2,058	\$1.71
St. Bernard Parish	17	3/2	1,361	\$1,738	\$1.26	33	3/2	1,153	\$1,383	\$1.25	40	3/2	1,356	\$1,584	\$1.21
St. Charles Parish	15	3/2	1,551	\$1,835	\$1.18	43	3/2	1,502	\$1,631	\$1.11	45	3/2	1,365	\$1,625	\$1.21
St. James Parish	2	3/2	1,056	\$988	\$0.97	6	3/2	1,272	\$1,175	\$0.94	0				
St. John the Baptist Parish	13	3/2	1,379	\$1,500	\$1.11	29	3/2	1,468	\$1,524	\$1.09	39	3/2	1,266	\$1,484	\$1.22
East St. Tammany	66	3/2	1,592	\$1,634	\$1.05	93	3/2	1,596	\$1,697	\$1.10	118	3/2	1,596	\$1,709	\$1.12
Central St. Tammany (Lacombe)	2	4/2	1,594	\$1,600	\$1.00	5	3/2	1,435	\$1,500	\$1.03	2	3/2	1,293	\$1,525	\$1.18
West St. Tammany	105	3/2	1,721	\$2,133	\$1.19	157	3/2	1,651	\$1,919	\$1.20	153	3/2	1,726	\$2,023	\$1.20
St. Tammany Parish	173	3/2	1,670	\$1,936	\$1.13	255	3/2	1,628	\$1,829	\$1.16	273	3/2	1,667	\$1,883	\$1.16
Tangipahoa Parish	57	2/2	1,259	\$1,267	\$1.02	90	3/2	1,300	\$1,363	\$1.08	115	3/2	1,351	\$1,390	\$1.07
Washington Parish	1	2/1	832	\$650	\$0.78	4	3/2	2,332	\$1,524	\$0.72	5	3/2	1,379	\$1,360	\$0.98
New Orleans Metro	1,083	2/2	1,308	\$1,841	\$1.45	1,556	3/2	1,369	\$1,824	\$1.41	1,819	3/2	1,335	\$1,807	\$1.43

Source: New Orleans Metropolitan Association of Realtors/ Gulf South Real Estate Information Network
 Compiled by: University of New Orleans Institute for Economic Development & Real Estate Research

**Residential Rentals
Condominiums
Quarter 4 (October, November, December): 2021, 2022, 2023**

Parish/City	2021, Quarter 4					2022, Quarter 4					2023, Quarter 4				
	Total No Rentals	Ave BR/BA	Ave Living Area SF	Ave Rent	Ave Rent/SF	Total No Rentals	Ave BR/BA	Ave Living Area SF	Ave Rent	Ave Rent/SF	Total No Rentals	Ave BR/BA	Ave Living Area SF	Ave Rent	Ave Rent/SF
East Jefferson	30	2/2	1,012	\$1,421	\$1.50	28	2/2	1,041	\$1,361	\$1.40	35	2/2	1,018	\$1,381	\$1.42
West Jefferson	3	2/1	857	\$1,252	\$1.50	2	3/3	1,225	\$1,425	\$1.24	2	2/2	1,164	\$1,575	\$1.38
Jefferson Parish	33	2/2	935	\$1,337	\$1.50	30	2/2	1,053	\$1,365	\$1.39	37	2/2	1,019	\$1,373	\$1.41
Westbank Orleans	2	2/3	1,278	\$1,150	\$0.91	2	2/2	1,078	\$1,025	\$0.95	2	2/2	1,331	\$1,350	\$1.02
Central Orleans	122	1/1	917	\$2,301	\$2.60	97	1/1	883	\$2,205	\$2.52	127	2/2	937	\$2,151	\$2.39
Eastern New Orleans	0					1	2/3	1,400	\$1,200	\$0.86	2	2/2	1,050	\$1,000	\$0.95
Orleans Parish	124	1/1	1,098	\$1,726	\$1.76	100	1/1	892	\$2,172	\$2.47	131	2/2	944	\$2,121	\$1.41
St. Bernard Parish	0					0					0				
St. Charles Parish	0					2	3/2	1,247	\$1,525	\$1.25	1	2/3	1,213	\$1,300	\$1.07
St. John the Baptist Parish	0					0					1	2/2	1,100	\$1,450	\$1.32
East St. Tammany	11	2/2	1,171	\$1,240	\$1.10	11	2/2	1,096	\$1,316	\$1.32	18	2/2	1,086	\$1,262	\$1.22
West St. Tammany	20	2/2	1,302	\$1,539	\$1.19	16	2/2	1,234	\$1,433	\$1.14	22	2/2	1,305	\$1,615	\$1.27
St. Tammany Parish	31	2/2	1,237	\$1,390	\$1.15	27	2/2	1,177	\$1,385	\$1.21	40	2/2	1,221	\$1,491	\$1.25
Tangipahoa Parish	4	2/2	1,024	\$869	\$0.89	6	2/2	900	\$963	\$1.09	5	2/2	1,039	\$1,140	\$1.10
New Orleans Metro	192	2/2	989	\$1,937	\$2.02	165	2/2	972	\$1,844	\$2.00	215	2/2	1,014	\$1,835	\$1.93

Source: New Orleans Metropolitan Association of Realtors/ Gulf South Real Estate Information Network
Compiled by: University of New Orleans Institute for Economic Development & Real Estate Research

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