

East Bend 27018

ZIP code · NC · North Carolina > Yadkin County > East Bend

BUYER'S MARKET

\$175K

MEDIAN SALE PRICE

-21.3%

1-YR CHANGE

74

SALES (12 MO)

\$220K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



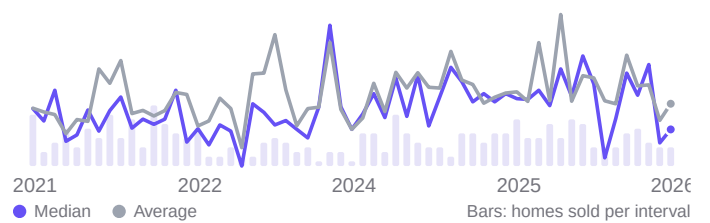
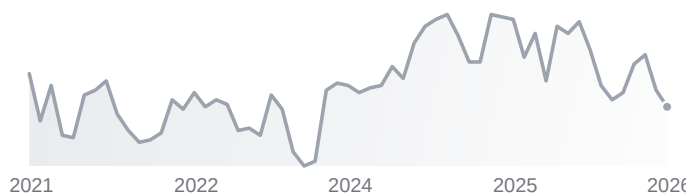
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

34 / 100

Sale prices

Median \$125K · Average \$200K

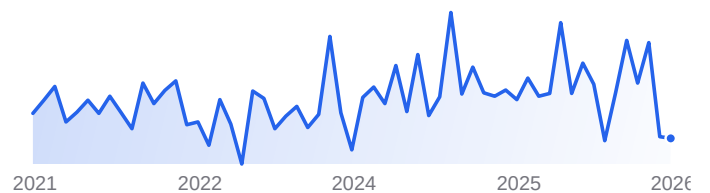
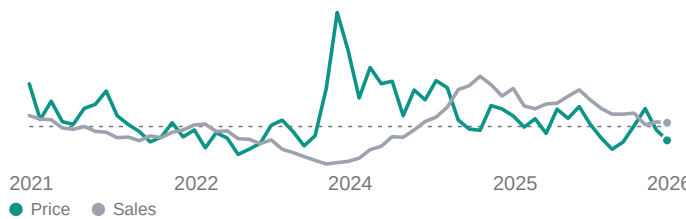


Growth (year over year)

Price -21.3% · Sales +5.7%

Price per square foot

\$54/ft²

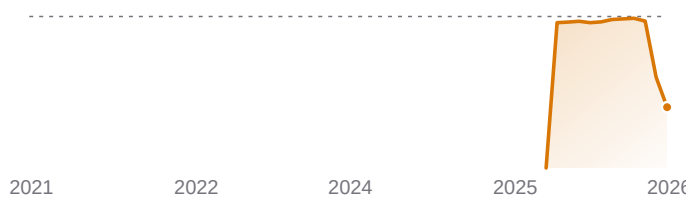


Sale premium vs estimated value

-39.6%

Annual turnover (share of homes sold)

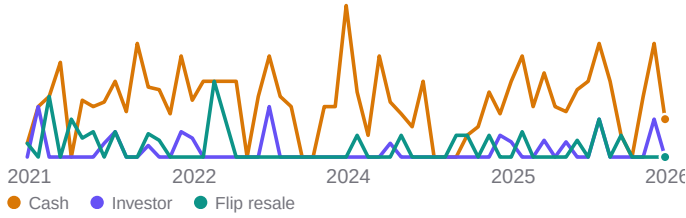
2.2%



BUYERS & OUTCOMES

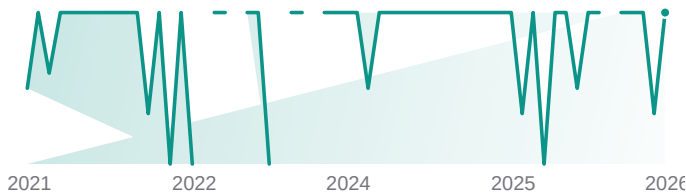
Buyer mix

Cash 25% · Investor 0% · Flip resale 0%



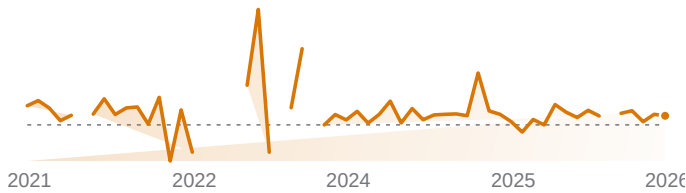
Sellers who sold at a gain

100%

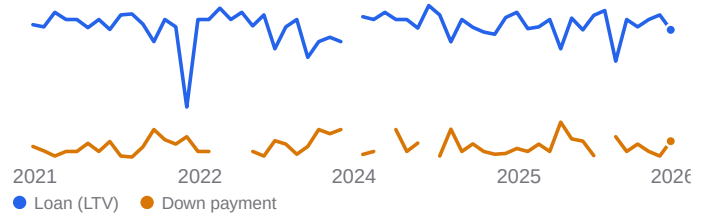


Median annualized return at resale

+6.0%

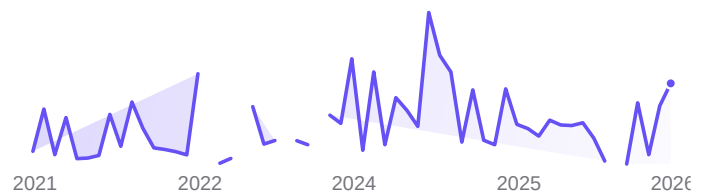


Financing (share of purchase price) Loan (LTV) 88% · Down payment 12%



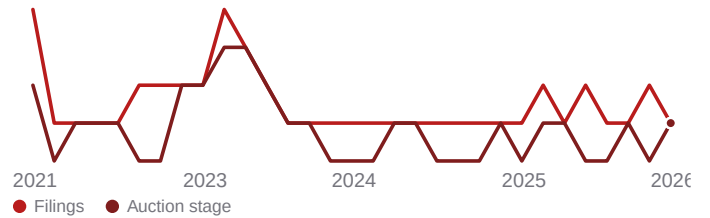
Typical hold before selling

9.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,352
Median value (AVM)	\$220K
Median size	1,482 ft²
Median bedrooms	3
Median year built	1984
Single family	69%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	4.6%
Owner occupied	72%
Company owned	4.7%
Median loan-to-value	42%
Typical ownership tenure	15.3 yrs

COMMUNITY

Population	8,029
Density	97 / mi²
Median household income	\$70K
Average household income	\$88K
Crime index (US avg 100)	95
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	63
Homes occupied	89%
Bachelor's or higher	13%
Poverty rate	11.3%
Unemployment	1.0%
Average temp	58°F
Annual precip	46 in
Sunshine	60%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.