

# Grifton 28530

ZIP code · NC · North Carolina > Lenoir County > Grifton

STRONG BUYER'S MARKET

**\$152K**

MEDIAN SALE PRICE

**-32.5%**

1-YR CHANGE

**81**

SALES (12 MO)

**\$173K**

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 14 / 100



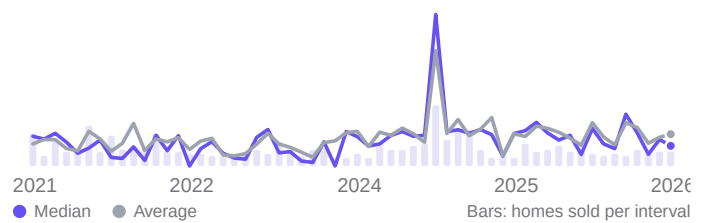
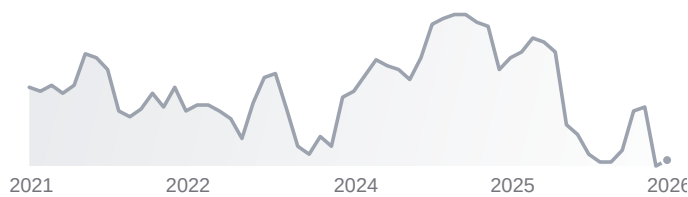
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

14 / 100

Sale prices

Median \$135K · Average \$196K

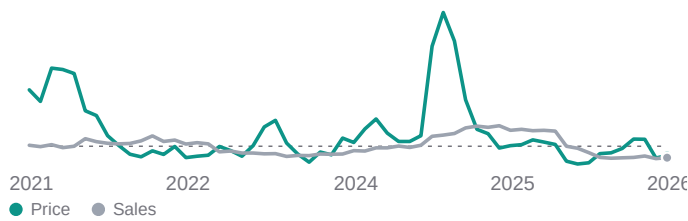


Growth (year over year)

Price -32.5% · Sales -40.9%

Price per square foot

\$104/ft²



Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

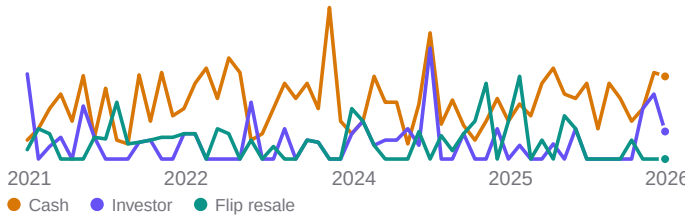
3.2%



## BUYERS & OUTCOMES

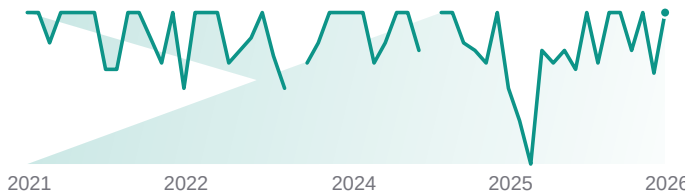
### Buyer mix

Cash 55% · Investor 18% · Flip resale 0%



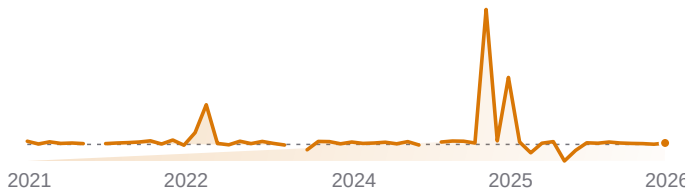
### Sellers who sold at a gain

100%

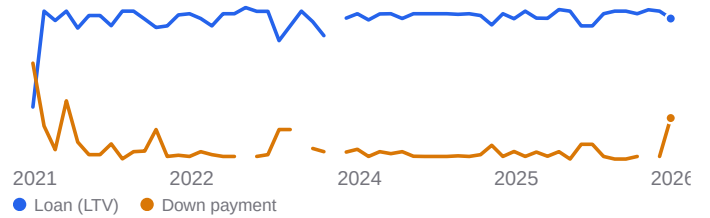


### Median annualized return at resale

+6.5%

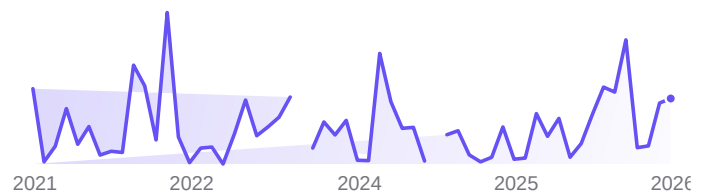


### Financing (share of purchase price) Loan (LTV) 95% · Down payment 28%



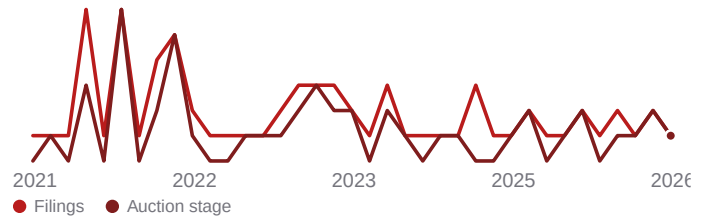
### Typical hold before selling

5.8 yrs



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 2,522     |
| Median value (AVM) | \$173K    |
| Median size        | 1,520 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1981      |
| Single family      | 69%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 59%      |
| Underwater (LTV 125% or more) | 2.4%     |
| Owner occupied                | 71%      |
| Company owned                 | 7.0%     |
| Median loan-to-value          | 38%      |
| Typical ownership tenure      | 10.7 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 6,614    |
| Density                          | 99 / mi² |
| Median household income          | \$42K    |
| Average household income         | \$59K    |
| Crime index (US avg 100)         | 143      |
| Air pollution index (US avg 100) | 85       |
| Earthquake index (US avg 100)    | 36       |
| Homes occupied                   | 89%      |
| Bachelor's or higher             | 10%      |
| Poverty rate                     | 17.7%    |
| Unemployment                     | 0.9%     |
| Average temp                     | 62°F     |
| Annual precip                    | 50 in    |
| Sunshine                         | 58%      |

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.