

Pelion 29123

ZIP code · SC · South Carolina > Lexington County > Pelion

BUYER'S MARKET

\$113K

MEDIAN SALE PRICE

-35.2%

1-YR CHANGE

103

SALES (12 MO)

\$88K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



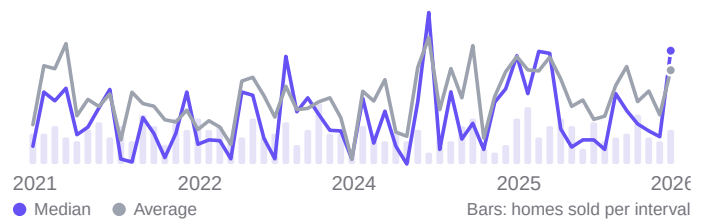
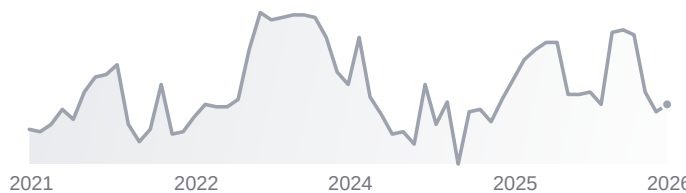
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

38 / 100

Sale prices

Median \$200K · Average \$169K

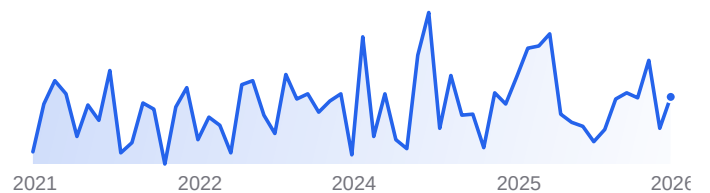
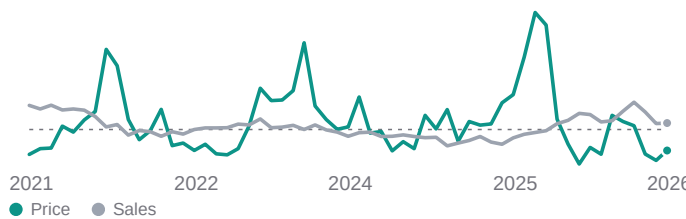


Growth (year over year)

Price -35.2% · Sales +10.8%

Price per square foot

\$77/ft²

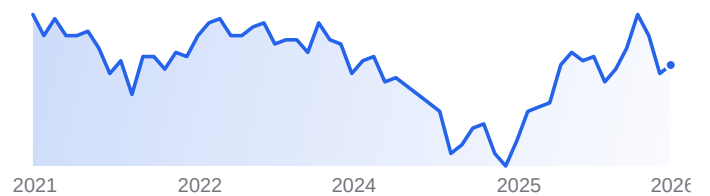
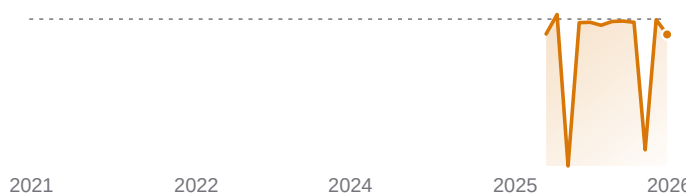


Sale premium vs estimated value

-5.2%

Annual turnover (share of homes sold)

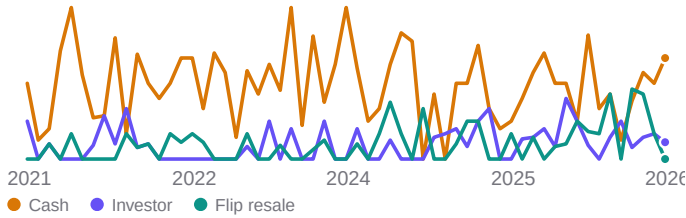
3.6%



BUYERS & OUTCOMES

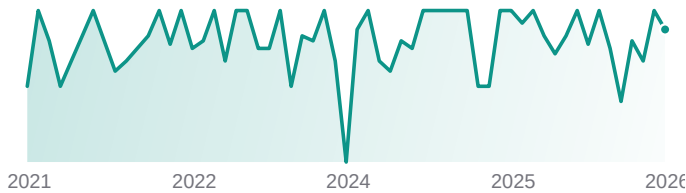
Buyer mix

Cash 67% · Investor 11% · Flip resale 0%



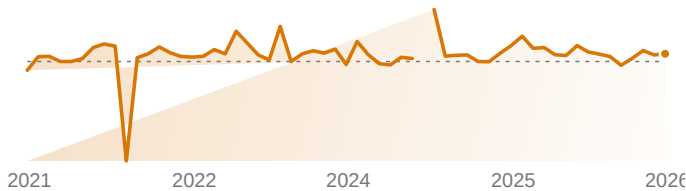
Sellers who sold at a gain

88%

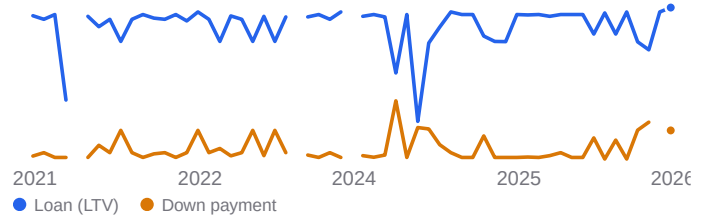


Median annualized return at resale

+6.1%

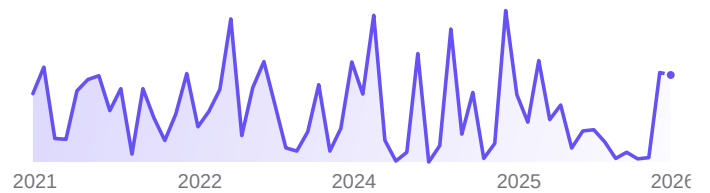


Financing (share of purchase price) Loan (LTV) 103% · Down payment 20%



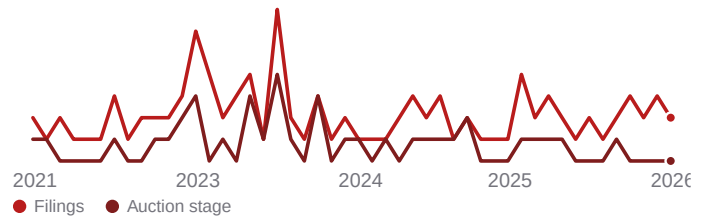
Typical hold before selling

11.2 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	2,857
Median value (AVM)	\$88K
Median size	1,440 ft²
Median bedrooms	3
Median year built	1995
Single family	63%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	5.1%
Owner occupied	57%
Company owned	7.4%
Median loan-to-value	0%
Typical ownership tenure	19.8 yrs

COMMUNITY

Population	8,195
Density	119 / mi²
Median household income	\$61K
Average household income	\$74K
Crime index (US avg 100)	130
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	138
Homes occupied	91%
Bachelor's or higher	7%
Poverty rate	18.9%
Unemployment	1.2%
Average temp	63°F
Annual precip	50 in
Sunshine	64%

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.