

Winnsboro 29180

ZIP code · SC · South Carolina > Fairfield County > Winnsboro

BUYER'S MARKET

\$151K

MEDIAN SALE PRICE

-21.6%

1-YR CHANGE

141

SALES (12 MO)

\$150K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 30 / 100



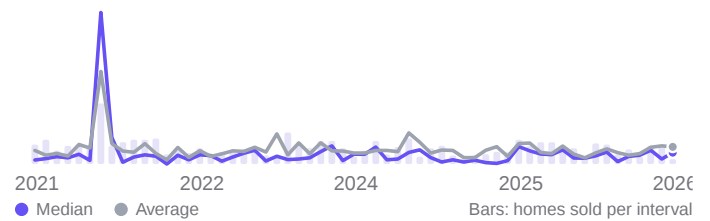
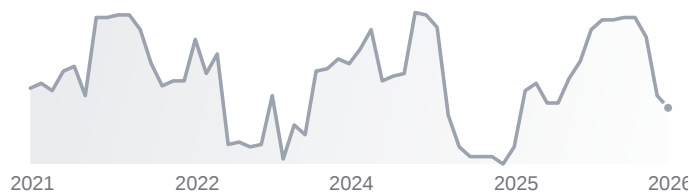
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

30 / 100

Sale prices

Median \$167K · Average \$237K

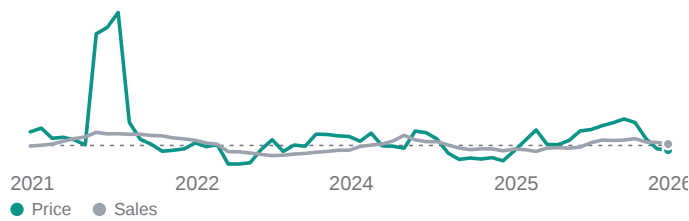


Growth (year over year)

Price -21.6% · Sales +6.0%

Price per square foot

\$124/ft²

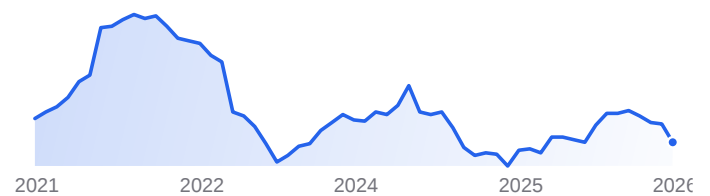


Sale premium vs estimated value

-2.1%

Annual turnover (share of homes sold)

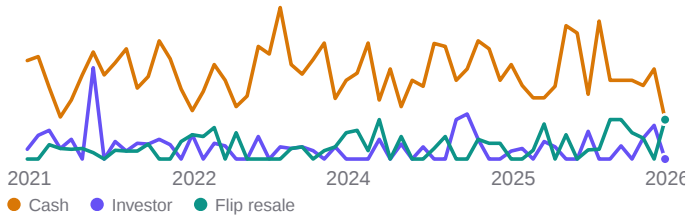
2.2%



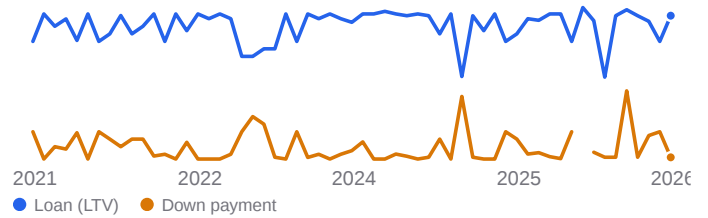
BUYERS & OUTCOMES

Buyer mix

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

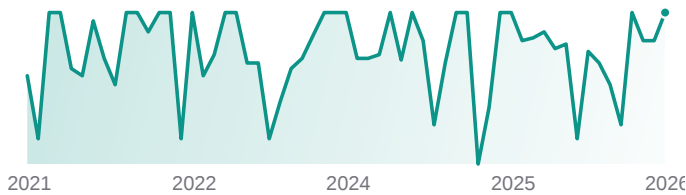


Financing (share of purchase price) Loan (LTV) 97% · Down payment 2.9%



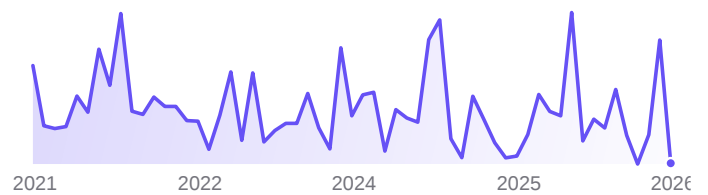
Sellers who sold at a gain

100%



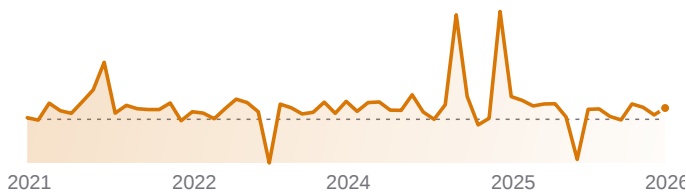
Typical hold before selling

0.6 yrs



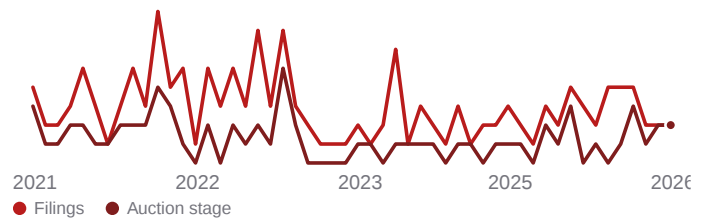
Median annualized return at resale

+6.7%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	6,286
Median value (AVM)	\$150K
Median size	1,404 ft²
Median bedrooms	3
Median year built	1998
Single family	67%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	75%
Underwater (LTV 125% or more)	1.9%
Owner occupied	67%
Company owned	12%
Median loan-to-value	0%
Typical ownership tenure	14.1 yrs

COMMUNITY

Population	13,539
Density	41 / mi²
Median household income	\$54K
Average household income	\$67K
Crime index (US avg 100)	116
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	126
Homes occupied	86%
Bachelor's or higher	8%
Poverty rate	23.3%
Unemployment	1.3%
Average temp	62°F
Annual precip	47 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.