

Wellford 29385

ZIP code · SC · South Carolina > Spartanburg County > Wellford

BUYER'S MARKET

\$207K

MEDIAN SALE PRICE

+2.0%

1-YR CHANGE

142

SALES (12 MO)

\$254K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 31 / 100



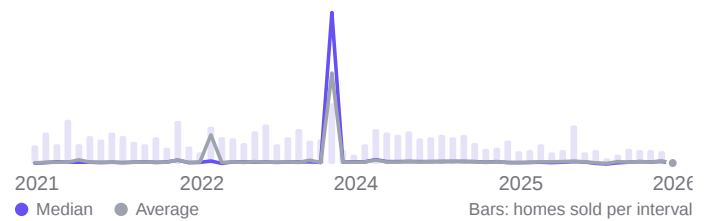
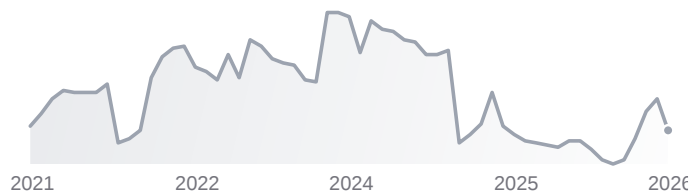
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

31 / 100

Sale prices

Median \$110K · Average \$149K

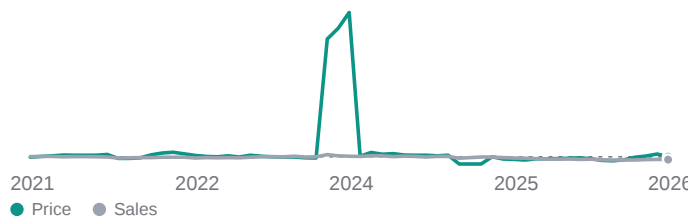


Growth (year over year)

Price +2.0% · Sales -36.3%

Price per square foot

\$89/ft²

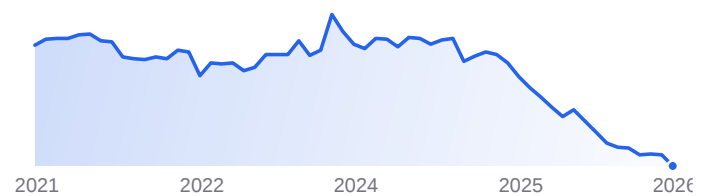
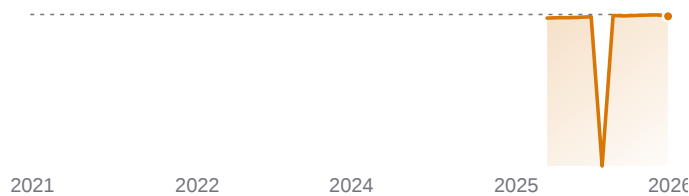


Sale premium vs estimated value

-0.9%

Annual turnover (share of homes sold)

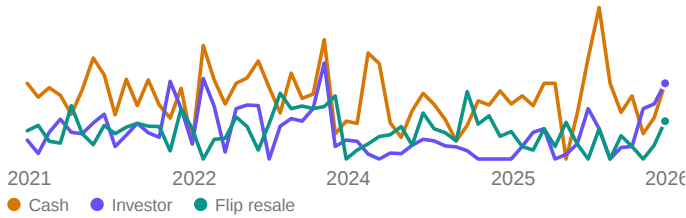
3.3%



BUYERS & OUTCOMES

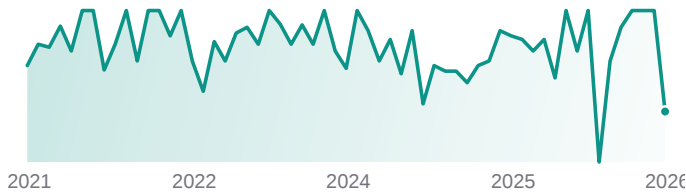
Buyer mix

Cash 50% · Investor 50% · Flip resale 25%



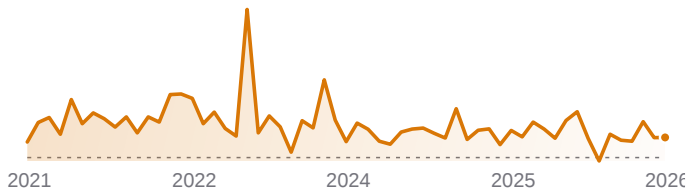
Sellers who sold at a gain

50%

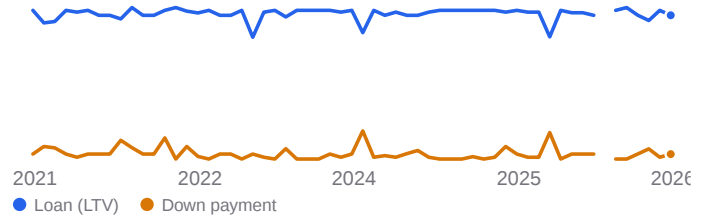


Median annualized return at resale

+6.6%

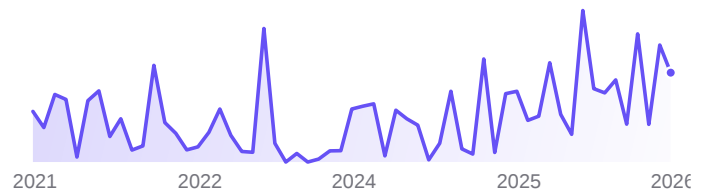


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



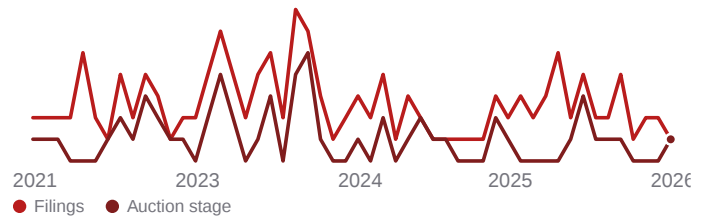
Typical hold before selling

5.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	4,280
Median value (AVM)	\$254K
Median size	1,434 ft²
Median bedrooms	3
Median year built	1989
Single family	63%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.4%
Owner occupied	73%
Company owned	9.5%
Median loan-to-value	45%
Typical ownership tenure	8.8 yrs

COMMUNITY

Population	11,188
Density	583 / mi²
Median household income	\$64K
Average household income	\$73K
Crime index (US avg 100)	91
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	91
Homes occupied	95%
Bachelor's or higher	12%
Poverty rate	11.4%
Unemployment	1.3%
Average temp	60°F
Annual precip	52 in
Sunshine	61%

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.