

# Bonneau 29431

ZIP code · SC · South Carolina > Berkeley County > Bonneau

BUYER'S MARKET

**\$336K**

MEDIAN SALE PRICE

**+10.2%**

1-YR CHANGE

**44**

SALES (12 MO)

**\$348K**

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



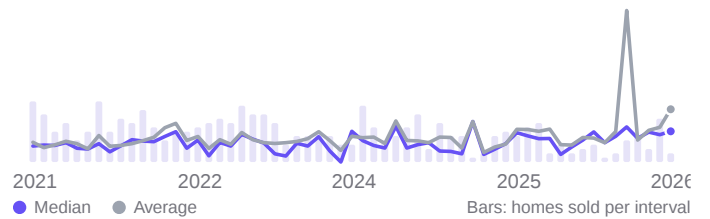
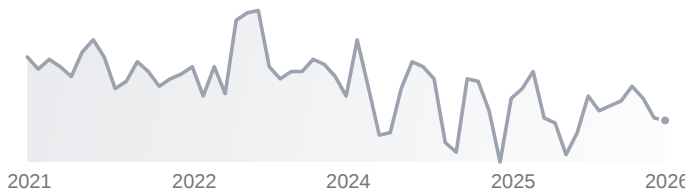
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

37 / 100

Sale prices

Median \$350K · Average \$575K

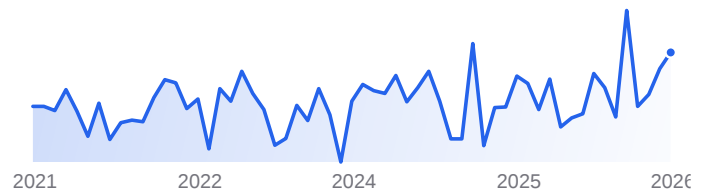
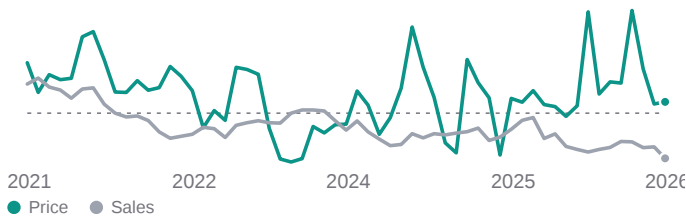


Growth (year over year)

Price +10.2% · Sales -40.5%

Price per square foot

\$242/ft²

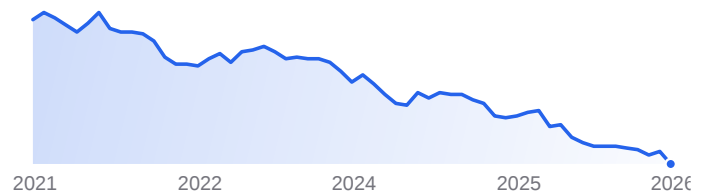
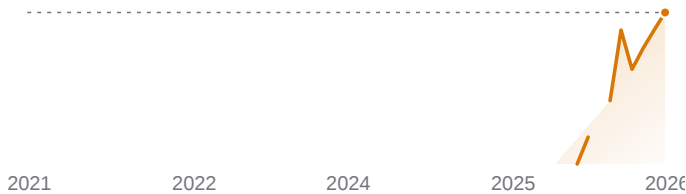


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

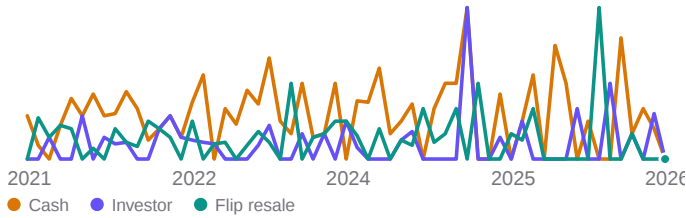
2.1%



## BUYERS & OUTCOMES

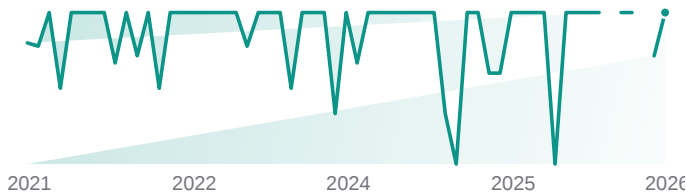
### Buyer mix

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



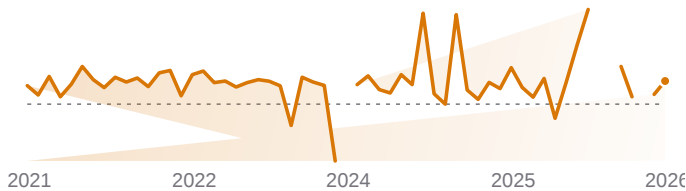
### Sellers who sold at a gain

100%

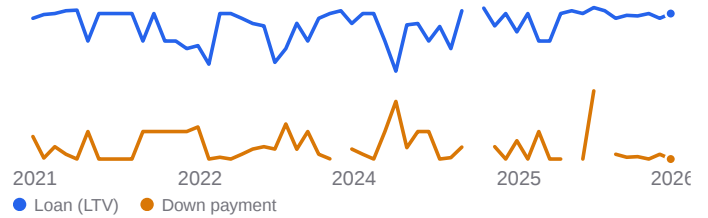


### Median annualized return at resale

+11.5%

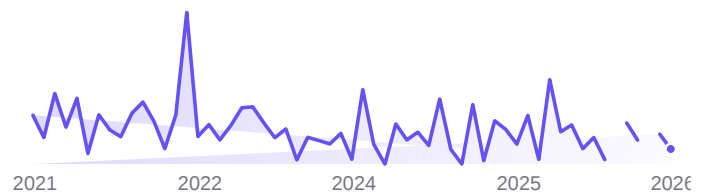


### Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



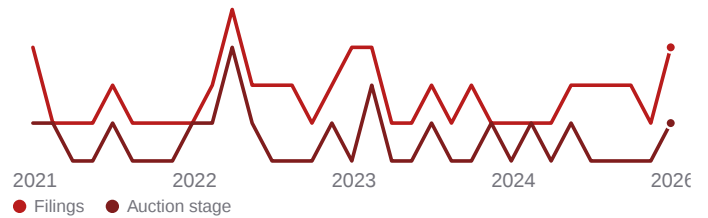
### Typical hold before selling

1.8 yrs



### Preforeclosure filings

Filings 3 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 2,055     |
| Median value (AVM) | \$348K    |
| Median size        | 1,620 ft² |
| Median bedrooms    | 3         |
| Median year built  | 2008      |
| Single family      | 65%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 68%      |
| Underwater (LTV 125% or more) | 1.9%     |
| Owner occupied                | 81%      |
| Company owned                 | 8.8%     |
| Median loan-to-value          | 28%      |
| Typical ownership tenure      | 20.4 yrs |

## COMMUNITY

|                                  |                 |
|----------------------------------|-----------------|
| Population                       | <b>6,381</b>    |
| Density                          | <b>68 / mi²</b> |
| Median household income          | <b>\$65K</b>    |
| Average household income         | <b>\$83K</b>    |
| Crime index (US avg 100)         | <b>127</b>      |
| Air pollution index (US avg 100) | <b>86</b>       |
| Earthquake index (US avg 100)    | <b>415</b>      |
| Homes occupied                   | <b>88%</b>      |
| Bachelor's or higher             | <b>11%</b>      |
| Poverty rate                     | <b>7.9%</b>     |
| Unemployment                     | <b>1.0%</b>     |
| Average temp                     | <b>64°F</b>     |
| Annual precip                    | <b>51 in</b>    |
| Sunshine                         | <b>63%</b>      |

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.