

Seneca 29672

ZIP code · SC · South Carolina > Oconee County > Seneca

BALANCED MARKET

\$2.1M

MEDIAN SALE PRICE

+216.2%

1-YR CHANGE

202

SALES (12 MO)

\$550K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100

Buyer's market

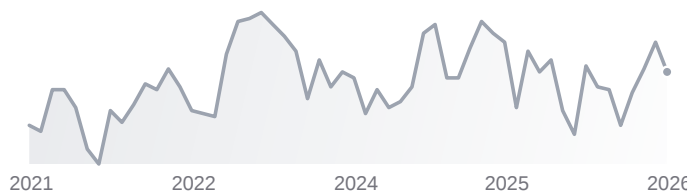
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

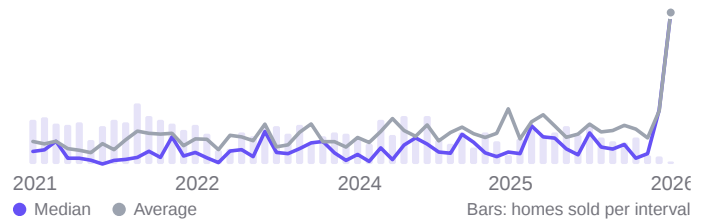
Market temperature (0–100)

57 / 100



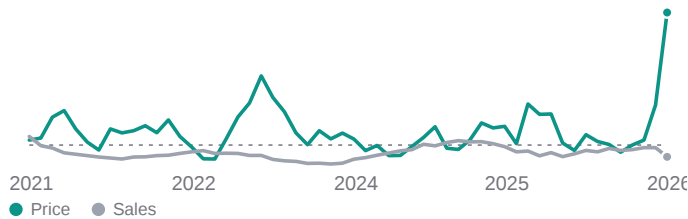
Sale prices

Median \$3M · Average \$3M



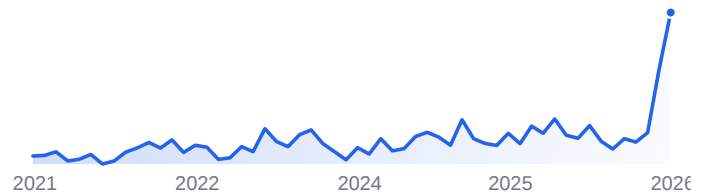
Growth (year over year)

Price +216.2% · Sales -19.2%



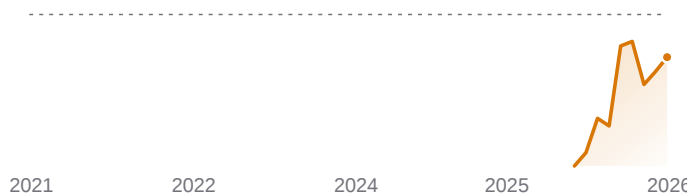
Price per square foot

\$743/ft²



Sale premium vs estimated value

-2.7%



Annual turnover (share of homes sold)

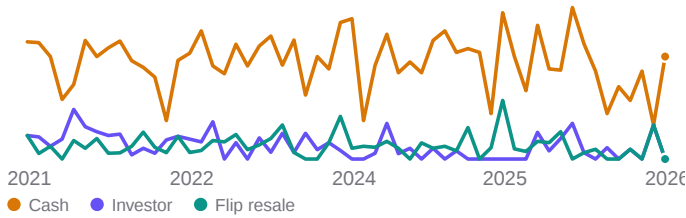
2.8%



BUYERS & OUTCOMES

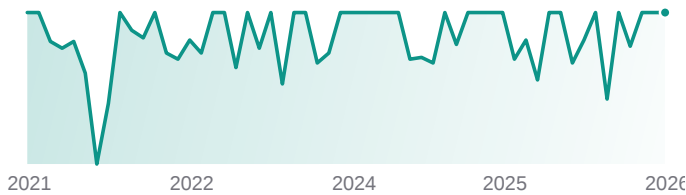
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



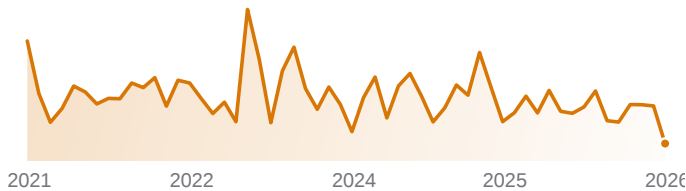
Sellers who sold at a gain

100%

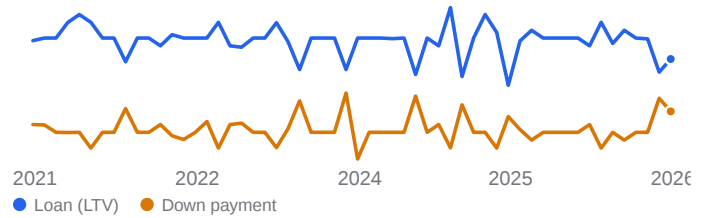


Median annualized return at resale

+3.0%

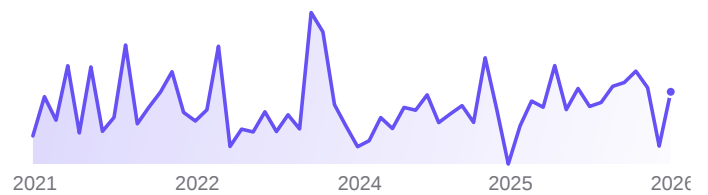


Financing (share of purchase price) Loan (LTV) 67% · Down payment 33%



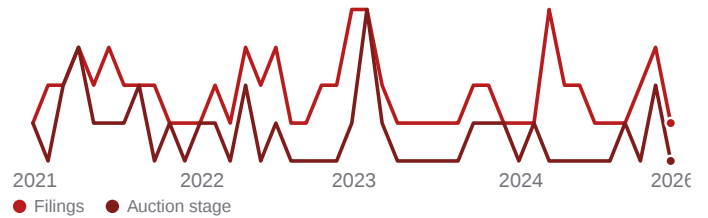
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	7,277
Median value (AVM)	\$550K
Median size	1,958 ft²
Median bedrooms	3
Median year built	1996
Single family	91%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	1.5%
Owner occupied	71%
Company owned	21%
Median loan-to-value	31%
Typical ownership tenure	8.3 yrs

COMMUNITY

Population	12,785
Density	249 / mi²
Median household income	\$76K
Average household income	\$107K
Crime index (US avg 100)	95
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	91
Homes occupied	83%
Bachelor's or higher	22%
Poverty rate	13.5%
Unemployment	0.9%
Average temp	61°F
Annual precip	57 in
Sunshine	61%

Market metrics are derived from recorded arms-length deeds through May 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.