



# Duncan, South Carolina.

Current market data.

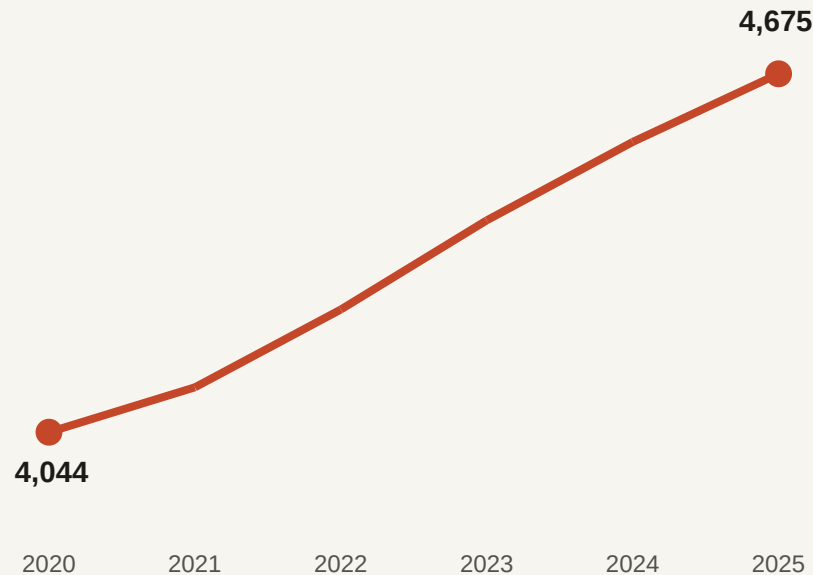
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Growing. Up 15.6% since 2020.**

**4,675**

people, the 69th-largest of South Carolina's cities and towns.



THE WORKDAY

Nearly every job here goes  
to someone who lives  
somewhere else.

97.3%

of 3,507 jobs located in Duncan are filled by in-commuters.



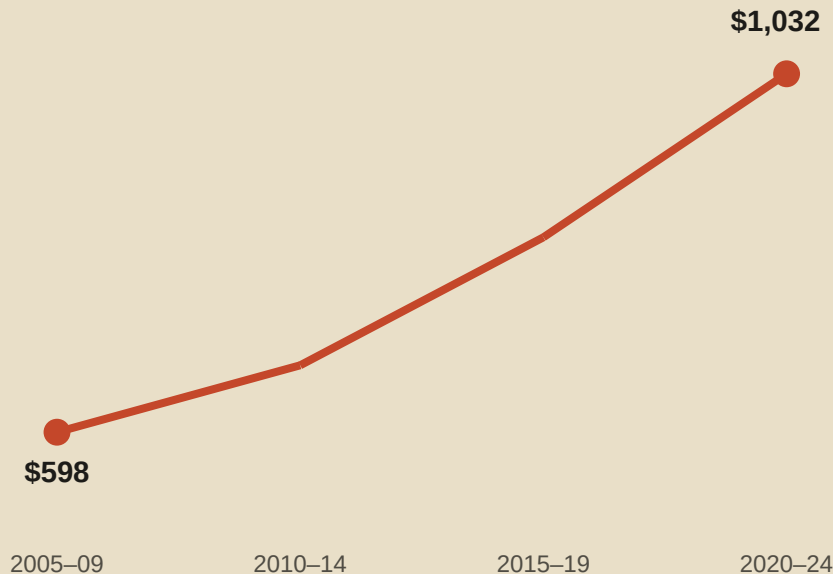
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 73%  
since the 2005–2009  
survey, before inflation.

**\$1,032**

a month. South Carolina's median is \$1,180.





## THE SEAM

# Cross one tract line and median rent doubles.

A \$1,146 gap between neighbors, the sharpest rent edge between adjacent tracts in Spartanburg County.

TRACT 235

**\$990**

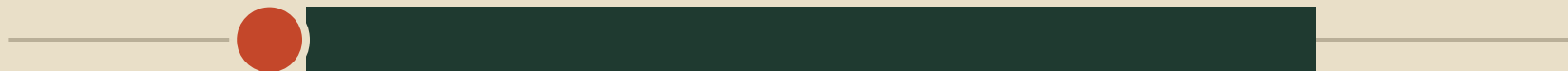
TRACT 234.05

**\$2,136**

ROOM TO BUILD

# Local wages can carry more rent than the median charged today.

**\$1,051–\$1,577**



**\$1,032 median**

is the monthly rent range local workforce wages support.

BUILDING

**49% of the housing here was built before 2000.**

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**49%**

of all homes were built before 2000



UNITS NEEDED

**Closing the gap would add 0.2–1.7% to the 2,054 homes here.**

**5–35**

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



## HOME VALUE

A median home costs 18% less than South Carolina's.

**\$211,400**

median home value in Duncan.

Duncan



\$211,400

South Carolina



\$259,000

U.S.



\$332,700

THAT WAS DUNCAN'S 2026

# Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at [\*\*almanacdata.ai/e/sc/duncan/\*\*](https://almanacdata.ai/e/sc/duncan/)

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