



ZIP 28731, Flat Rock, North Carolina.

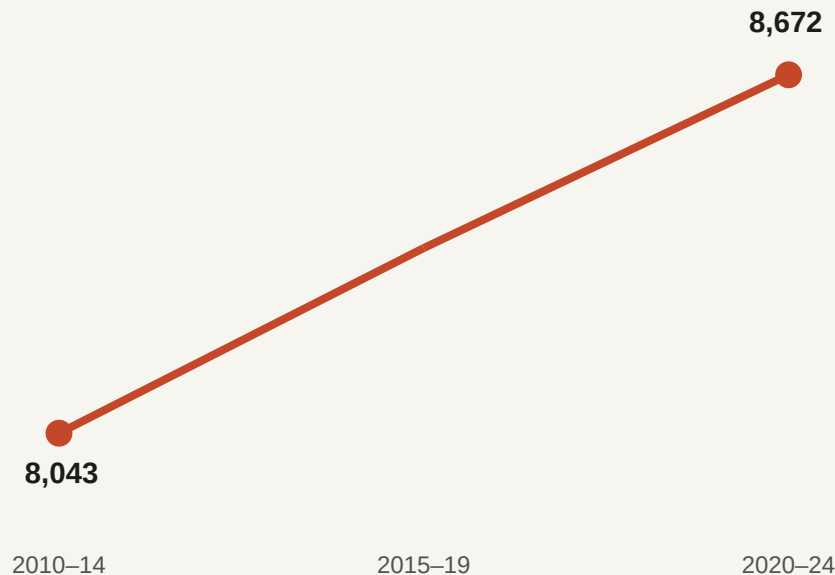
Current market data.

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

POPULATION

8,672 people call ZIP
28731 home.

8,672
people.

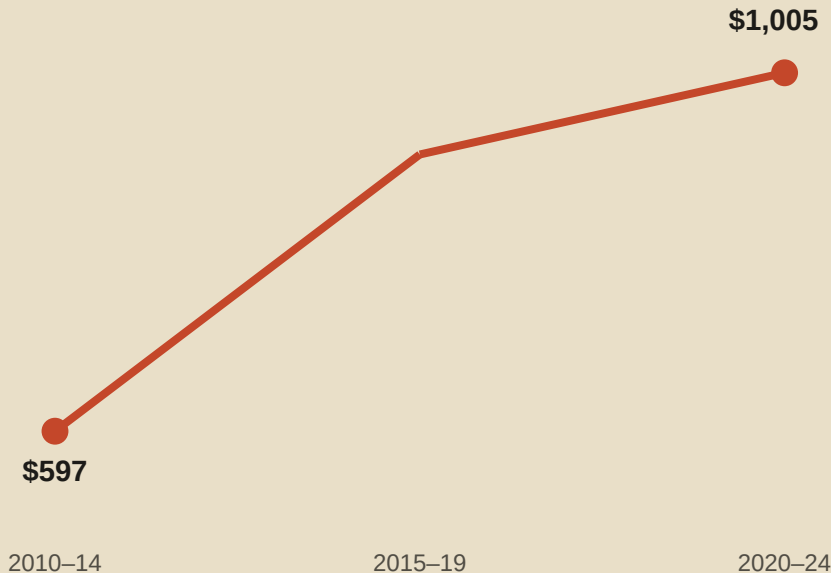


RENT

Median rent is up 68%
since the 2010–2014
survey, before inflation.

\$1,005

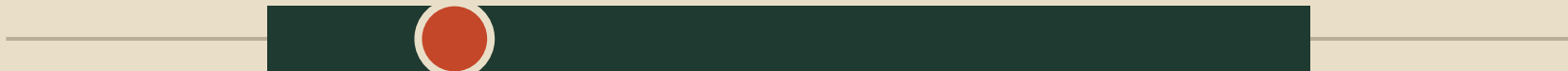
a month. North Carolina's median is \$1,228.



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$922–\$1,383



\$1,005 median

is the monthly rent range local workforce wages support.



BUILDING

67% of the housing here was built before 2000.

67%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.1–0.7% to the 4,495 homes here.

5–30

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



HOME VALUE

A median home costs 39%
more than North
Carolina's.

\$402,300

median home value in ZIP 28731.

ZIP 28731



\$402,300

North Carolina



\$288,900

U.S.



\$332,700

THAT WAS ZIP 28731'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/zip/28731/

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