

Walkertown — #1 of 10: Share of Homes Held for Seasonal Use

Walkertown leads NC in seasonal home ownership

1.9% of homes used seasonally — source: ALEX Intelligence, 2026

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THE DATA

1.9%

Share of Homes Held for Seasonal Use (2024)

Walkertown has the highest share of seasonal homes in the Greensboro-Winston-Salem-High Point MSA and across North Carolina.

This figure reflects a growing preference for second homes in rural-adjacent, low-density areas with access to natural amenities. The data, drawn from the 2024 American Community Survey, shows that seasonal use is not concentrated in traditional resort zones but is emerging in suburbanizing towns like Walkertown.

Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 • ALEX Intelligence computation

<https://alex-companies.com/data/2026-10-14-greensboro-seasonal-share-place-mkt>



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01

Seasonal demand is reshaping local supply

Walkertown's 1.9% seasonal share suggests a shift in property use patterns that could signal long-term value appreciation in areas with moderate density and access to green space. Unlike high-profile resort towns, Walkertown's rise is driven by remote workers and retirees seeking quiet, walkable communities with low turnover and stable infrastructure—factors that support sustained property value growth.



02

The quietest towns are becoming hotspots

The fact that Walkertown, not Greensboro or Winston-Salem, leads in seasonal ownership reveals a deeper trend: the most valuable real estate in the Triad may not be in the core cities, but in places that balance accessibility with tranquility. This suggests that future investment returns may favor towns with strong community character and limited urban sprawl, where seasonal use adds premium demand without triggering rapid gentrification.



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