

Glynn County, GA

County · GA · Georgia

SELLER'S MARKET

\$478K

MEDIAN SALE PRICE

+29.0%

1-YR CHANGE

1,507

SALES (12 MO)

\$334K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 66 / 100



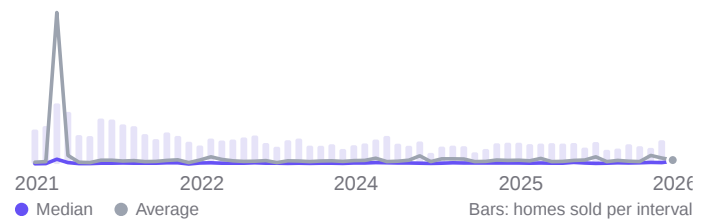
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

66 / 100

Sale prices

Median \$580K · Average \$700K

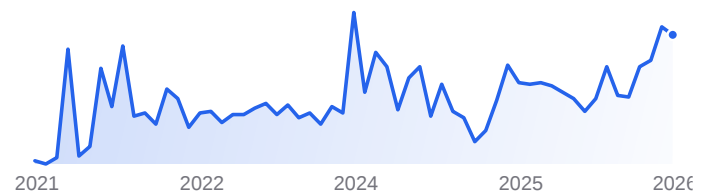
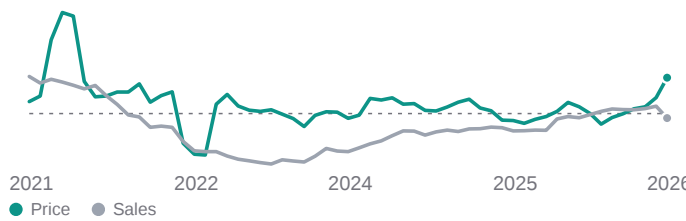


Growth (year over year)

Price +29.0% · Sales -3.6%

Price per square foot

\$234/ft²

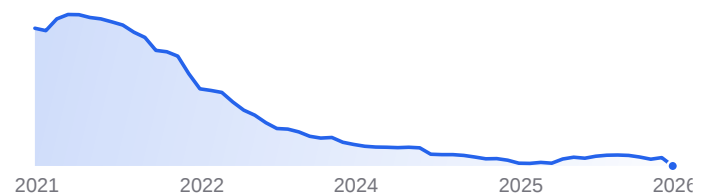


Sale premium vs estimated value

-0.8%

Annual turnover (share of homes sold)

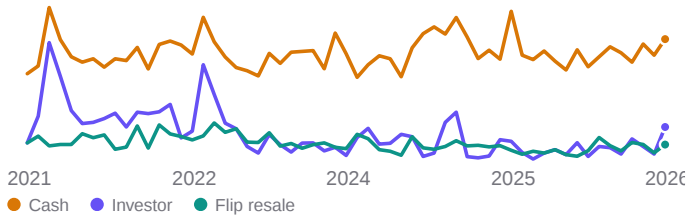
3.9%



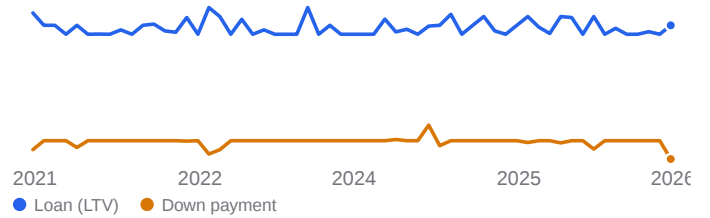
BUYERS & OUTCOMES

Buyer mix

Cash 54% · Investor 15% · Flip resale 7.7%

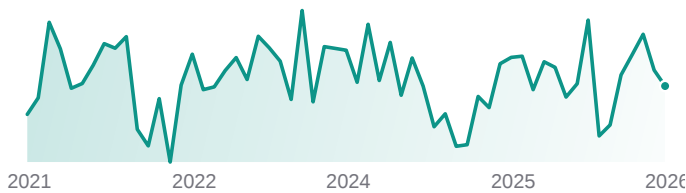


Financing (share of purchase price) Loan (LTV) 85% · Down payment 9.7%



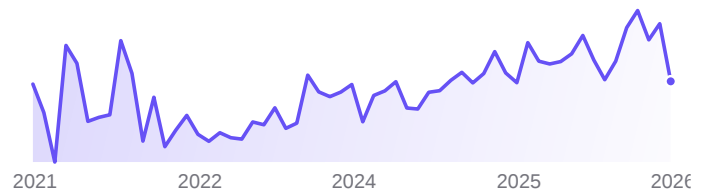
Sellers who sold at a gain

88%



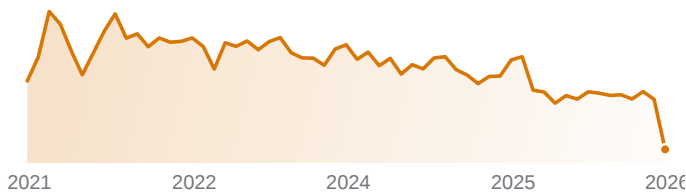
Typical hold before selling

3.7 yrs



Median annualized return at resale

+1.3%



Preforeclosure filings

Filings 7 · Auction stage 7



HOUSING STOCK

Homes	38,570
Median value (AVM)	\$334K
Median size	1,704 ft²
Median bedrooms	3
Median year built	1989
Single family	79%
Condos	12%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	1.9%
Owner occupied	62%
Company owned	18%
Median loan-to-value	35%

Typical ownership tenure

6.0 yrs

COMMUNITY

Population	87,258
Density	208 / mi²
Median household income	\$71K
Average household income	\$98K
Crime index (US avg 100)	97
Air pollution index (US avg 100)	73
Earthquake index (US avg 100)	42
Homes occupied	84%
Bachelor's or higher	18%
Poverty rate	14.3%
Unemployment	0.8%
Average temp	68°F
Annual precip	51 in
Sunshine	66%

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.