

# Conyers 30012

ZIP code · GA · Georgia > Rockdale County > Conyers

BUYER'S MARKET

**\$229K**

MEDIAN SALE PRICE

**-13.8%**

1-YR CHANGE

**336**

SALES (12 MO)

**\$253K**

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 25 / 100



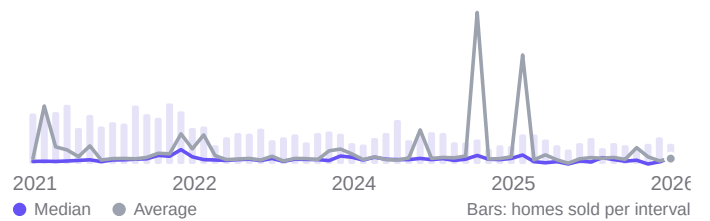
## MARKET TRENDS (5 YEARS)

Market temperature (0-100)

25 / 100

Sale prices

Median \$270K · Average \$263K

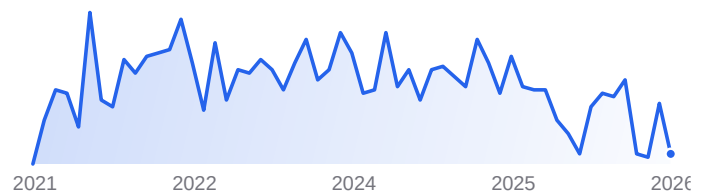
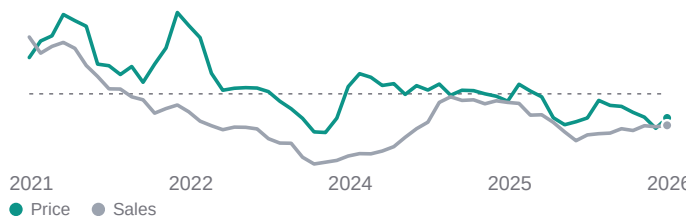


Growth (year over year)

Price -13.8% · Sales -18.0%

Price per square foot

\$124/ft²



Sale premium vs estimated value

+0.2%

Annual turnover (share of homes sold)

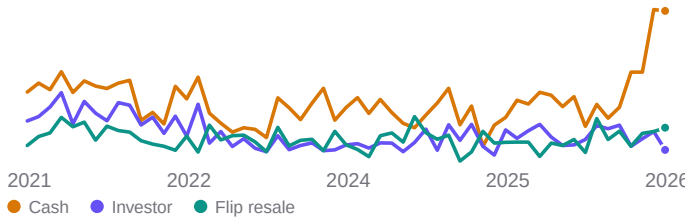
3.7%



## BUYERS & OUTCOMES

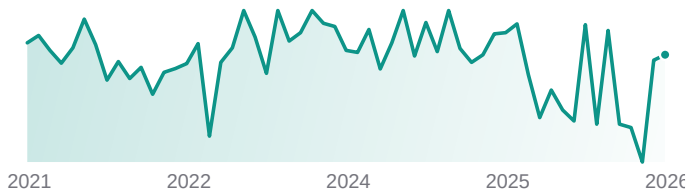
### Buyer mix

Cash 96% · Investor 7.1% · Flip resale 21%



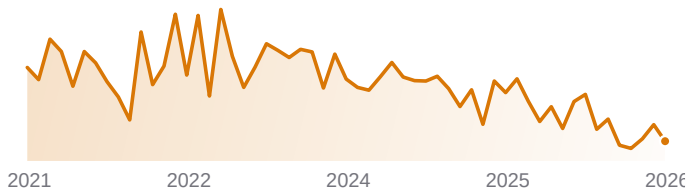
### Sellers who sold at a gain

89%

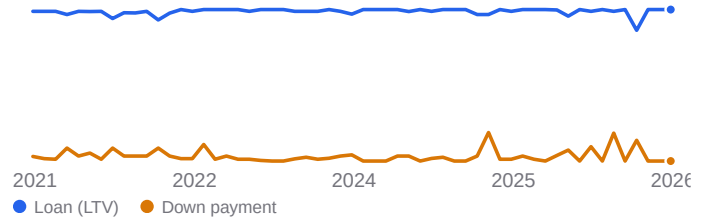


### Median annualized return at resale

+2.5%

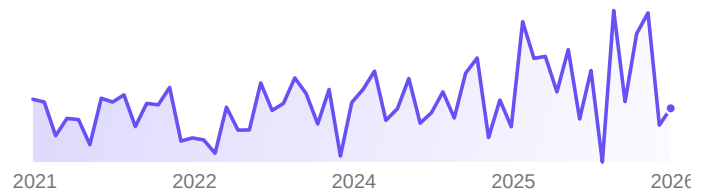


### Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



### Typical hold before selling

3.6 yrs



### Preforeclosure filings

Filings 7 · Auction stage 7



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 9,142     |
| Median value (AVM) | \$253K    |
| Median size        | 1,702 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1986      |
| Single family      | 92%       |

## EQUITY & OWNERSHIP

|                               |         |
|-------------------------------|---------|
| Equity rich (LTV 50% or less) | 52%     |
| Underwater (LTV 125% or more) | 2.0%    |
| Owner occupied                | 77%     |
| Company owned                 | 16%     |
| Median loan-to-value          | 48%     |
| Typical ownership tenure      | 8.2 yrs |

## COMMUNITY

|                                  |                  |
|----------------------------------|------------------|
| Population                       | <b>31,527</b>    |
| Density                          | <b>705 / mi²</b> |
| Median household income          | <b>\$69K</b>     |
| Average household income         | <b>\$83K</b>     |
| Crime index (US avg 100)         | <b>116</b>       |
| Air pollution index (US avg 100) | <b>75</b>        |
| Earthquake index (US avg 100)    | <b>51</b>        |
| Homes occupied                   | <b>93%</b>       |
| Bachelor's or higher             | <b>14%</b>       |
| Poverty rate                     | <b>11.4%</b>     |
| Unemployment                     | <b>1.1%</b>      |
| Average temp                     | <b>61°F</b>      |
| Annual precip                    | <b>51 in</b>     |
| Sunshine                         | <b>61%</b>       |

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.