

Lawrenceville 30044

ZIP code · GA · Georgia · Gwinnett County · Lawrenceville

BUYER'S MARKET

\$348K

MEDIAN SALE PRICE

-5.8%

1-YR CHANGE

795

SALES (12 MO)

\$352K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 26 / 100



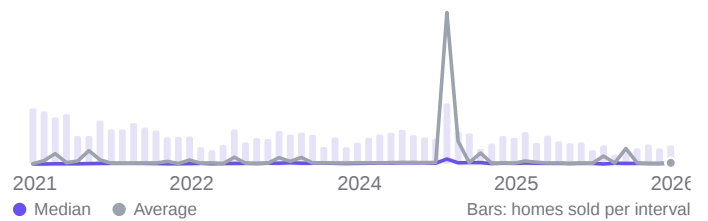
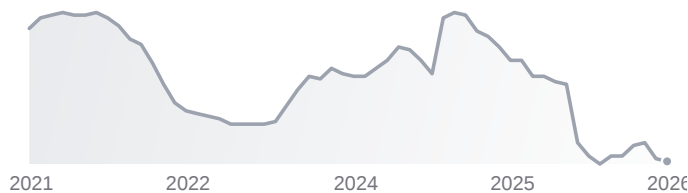
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

26 / 100

Sale prices

Median \$360K · Average \$395K

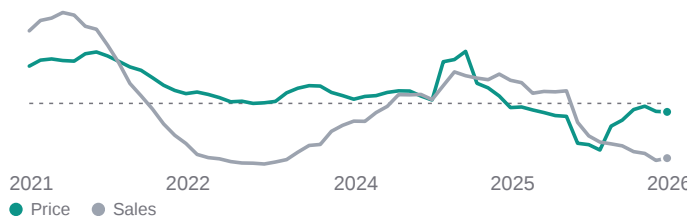


Growth (year over year)

Price -5.8% · Sales -37.0%

Price per square foot

\$187/ft²



Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

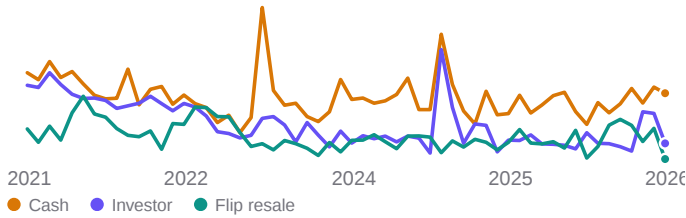
3.2%



BUYERS & OUTCOMES

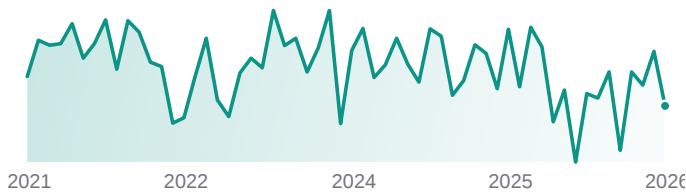
Buyer mix

Cash 33% · Investor 9.0% · Flip resale 1.5%



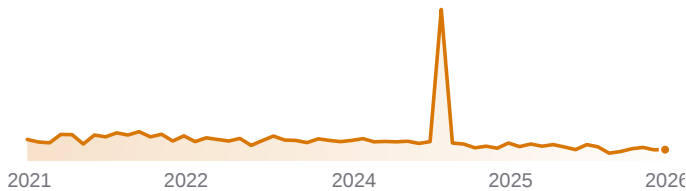
Sellers who sold at a gain

89%

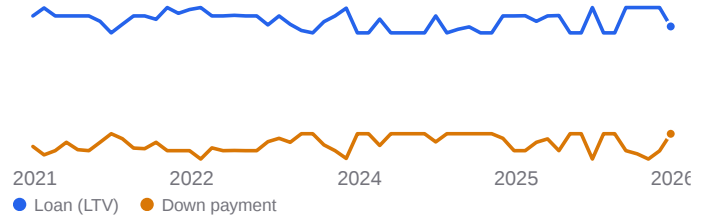


Median annualized return at resale

+5.6%

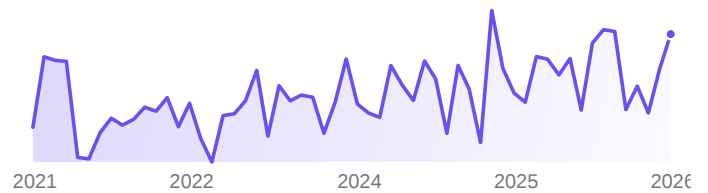


Financing (share of purchase price) Loan (LTV) 84% · Down payment 20%



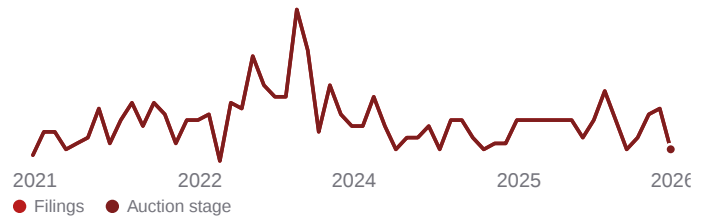
Typical hold before selling

8.2 yrs



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	25,200
Median value (AVM)	\$352K
Median size	1,994 ft²
Median bedrooms	3
Median year built	1992
Single family	87%
Condos	1.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	1.0%
Owner occupied	79%
Company owned	13%
Median loan-to-value	44%

Typical ownership tenure

9.2 yrs

COMMUNITY

Population	100,782
Density	3,971 / mi²
Median household income	\$78K
Average household income	\$95K
Crime index (US avg 100)	81
Air pollution index (US avg 100)	77
Earthquake index (US avg 100)	53
Homes occupied	96%
Bachelor's or higher	20%
Poverty rate	8.8%
Unemployment	1.1%
Average temp	61°F
Annual precip	53 in
Sunshine	61%

Market metrics are derived from recorded arms-length deeds through June 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.