

Concord 30206

ZIP code · GA · Georgia > Pike County > Concord

BALANCED MARKET

\$328K

MEDIAN SALE PRICE

+20.0%

1-YR CHANGE

31

SALES (12 MO)

\$355K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



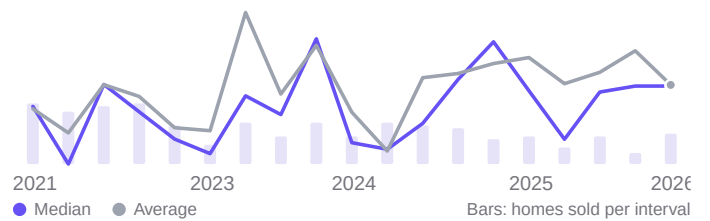
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$331K · Average \$334K

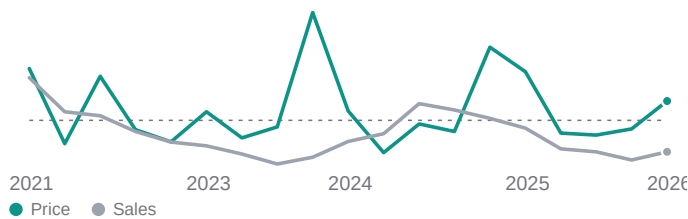


Growth (year over year)

Price +20.0% · Sales -32.6%

Price per square foot

\$212/ft²

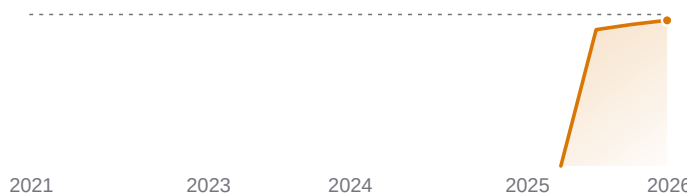


Sale premium vs estimated value

-1.5%

Annual turnover (share of homes sold)

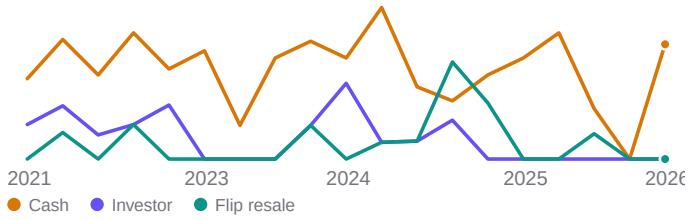
2.5%



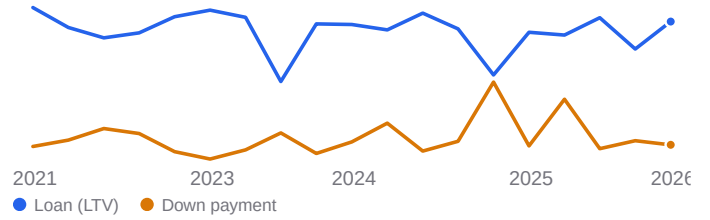
BUYERS & OUTCOMES

Buyer mix

Cash 45% · Investor 0% · Flip resale 0%

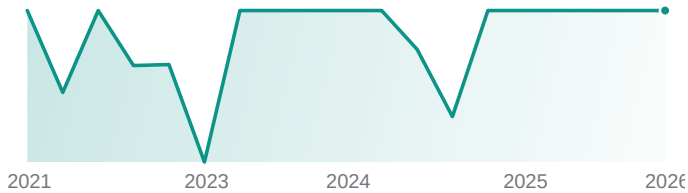


Financing (share of purchase price) Loan (LTV) 88% · Down payment 12%



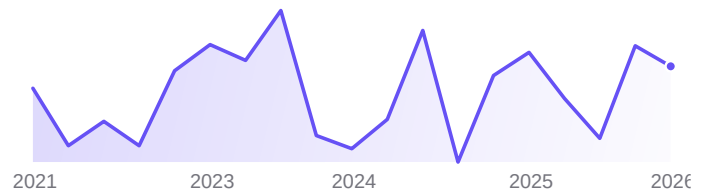
Sellers who sold at a gain

100%



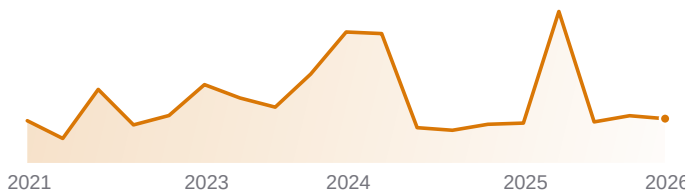
Typical hold before selling

6.5 yrs



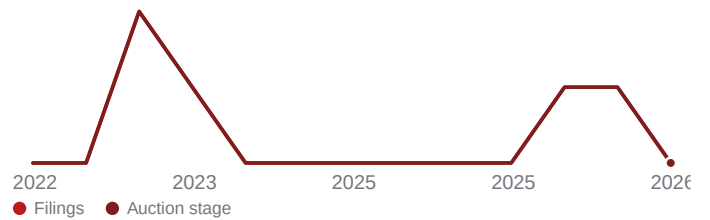
Median annualized return at resale

+9.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,243
Median value (AVM)	\$355K
Median size	1,828 ft²
Median bedrooms	3
Median year built	1998
Single family	85%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	2.3%
Owner occupied	87%
Company owned	5.9%
Median loan-to-value	45%
Typical ownership tenure	8.5 yrs

COMMUNITY

Population	4,306
Density	81 / mi²
Median household income	\$86K
Average household income	\$107K
Crime index (US avg 100)	113
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	39
Homes occupied	94%
Bachelor's or higher	12%
Poverty rate	7.3%
Unemployment	1.0%
Average temp	63°F
Annual precip	50 in
Sunshine	61%

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