

McDonough 30253

ZIP code · GA · Georgia · Henry County · McDonough

BUYER'S MARKET

\$338K

MEDIAN SALE PRICE

+1.8%

1-YR CHANGE

862

SALES (12 MO)

\$310K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



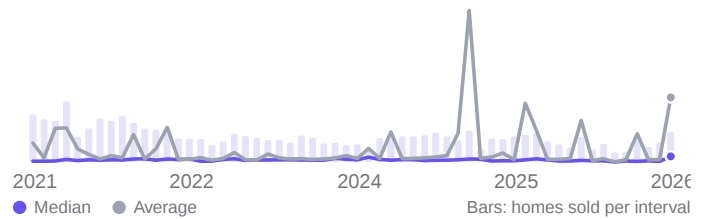
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

37 / 100

Sale prices

Median \$412K · Average \$1.8M

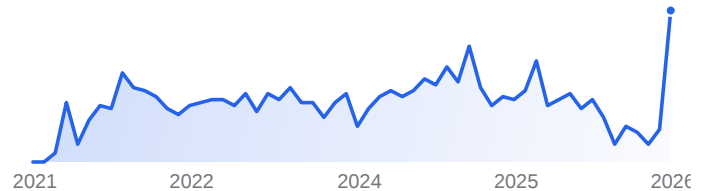
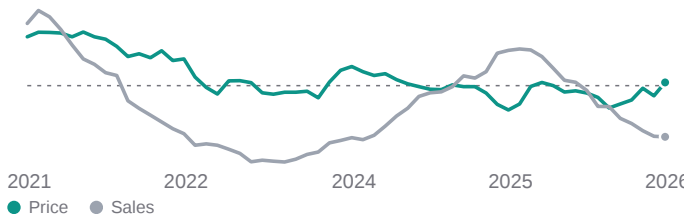


Growth (year over year)

Price +1.8% · Sales -28.6%

Price per square foot

\$186/ft²

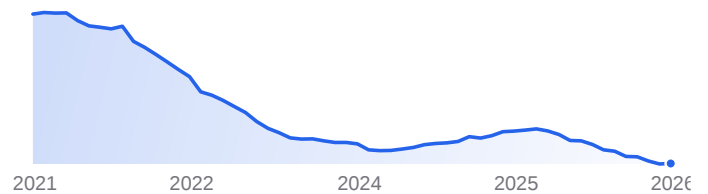
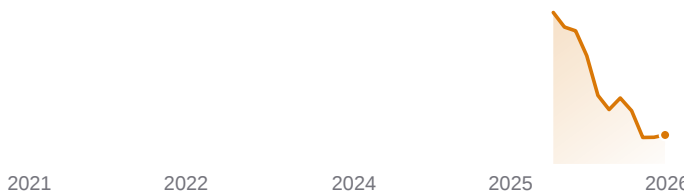


Sale premium vs estimated value

+0.5%

Annual turnover (share of homes sold)

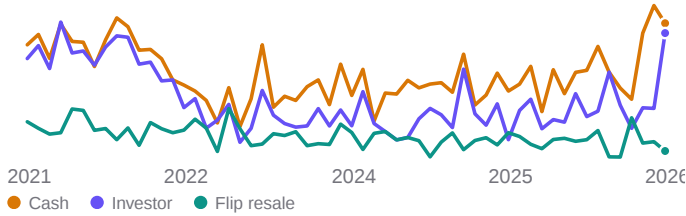
4.1%



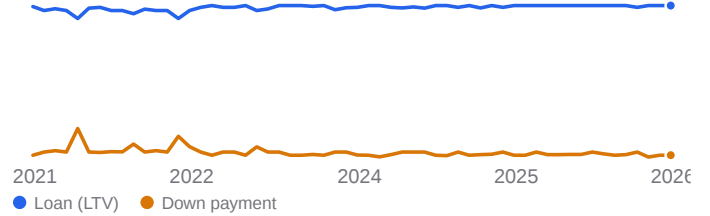
BUYERS & OUTCOMES

Buyer mix

Cash 59% · Investor 55% · Flip resale 5.0%

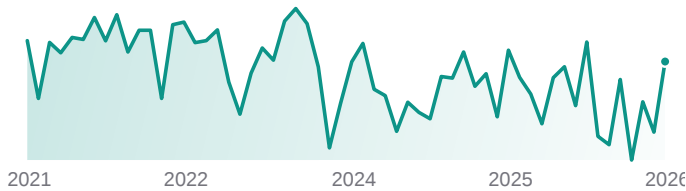


Financing (share of purchase price) Loan (LTV) 98% · Down payment 3.0%



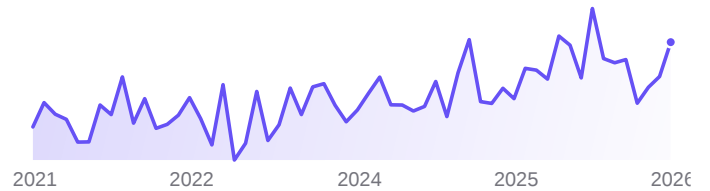
Sellers who sold at a gain

89%



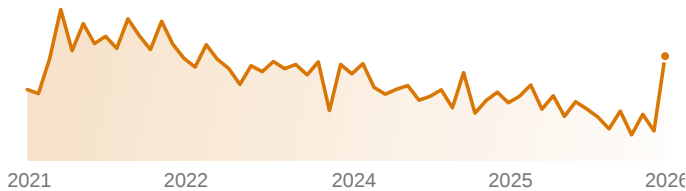
Typical hold before selling

6.8 yrs



Median annualized return at resale

+10.8%



Preforeclosure filings

Filings 18 · Auction stage 18



HOUSING STOCK

Homes	20,867
Median value (AVM)	\$310K
Median size	2,139 ft²
Median bedrooms	3
Median year built	2002
Single family	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	1.5%
Owner occupied	77%
Company owned	22%
Median loan-to-value	52%
Typical ownership tenure	7.4 yrs

COMMUNITY

Population	66,758
Density	1,425 / mi²
Median household income	\$93K
Average household income	\$105K
Crime index (US avg 100)	100
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	47
Homes occupied	95%
Bachelor's or higher	21%
Poverty rate	9.4%
Unemployment	1.1%
Average temp	62°F
Annual precip	50 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.