

Newnan 30263

ZIP code · GA · Georgia > Coweta County > Newnan

BALANCED MARKET

\$373K

MEDIAN SALE PRICE

+10.4%

1-YR CHANGE

835

SALES (12 MO)

\$326K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 52 / 100



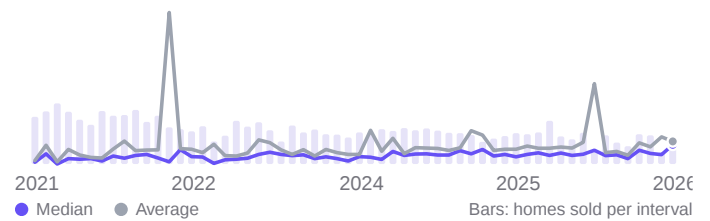
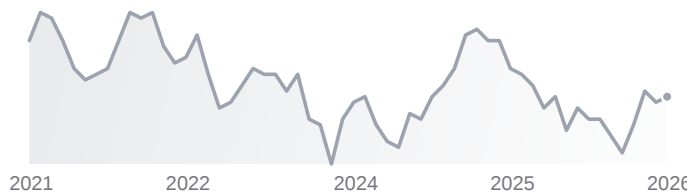
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

52 / 100

Sale prices

Median \$430K · Average \$462K

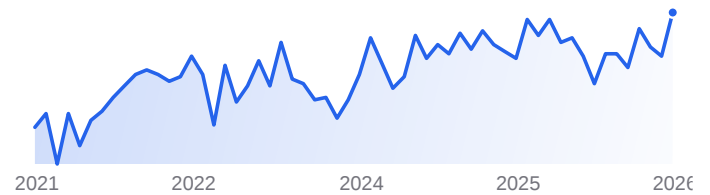
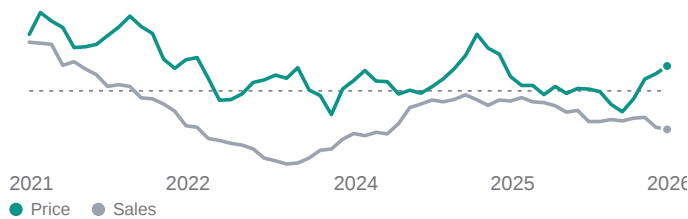


Growth (year over year)

Price +10.4% · Sales -16.2%

Price per square foot

\$191/ft²

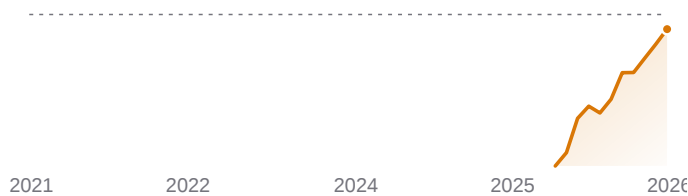


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

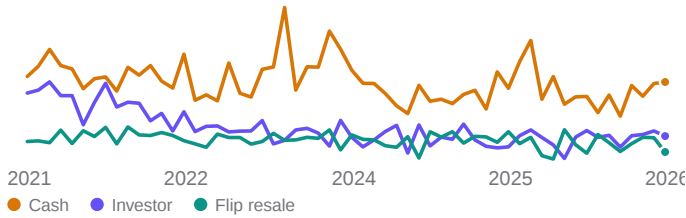
4.1%



BUYERS & OUTCOMES

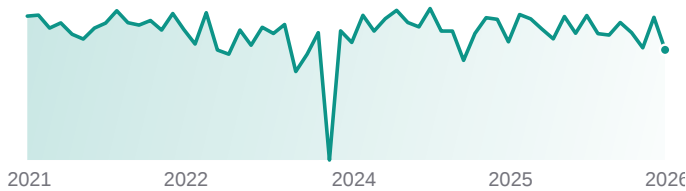
Buyer mix

Cash 38% · Investor 13% · Flip resale 5.9%



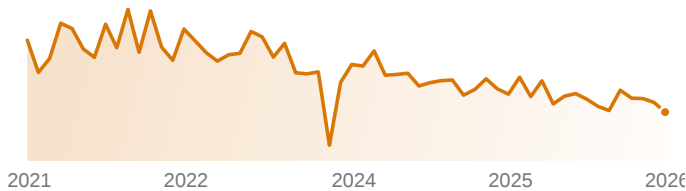
Sellers who sold at a gain

85%

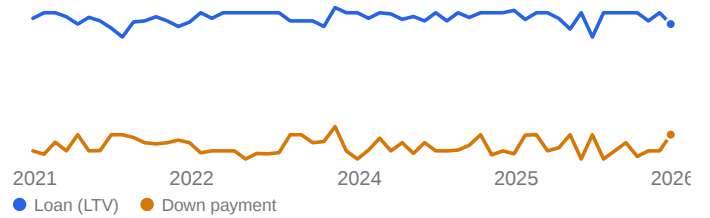


Median annualized return at resale

+4.9%

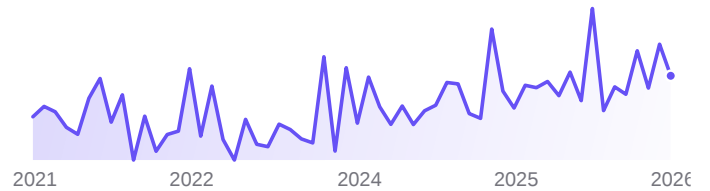


Financing (share of purchase price) Loan (LTV) 88% · Down payment 20%



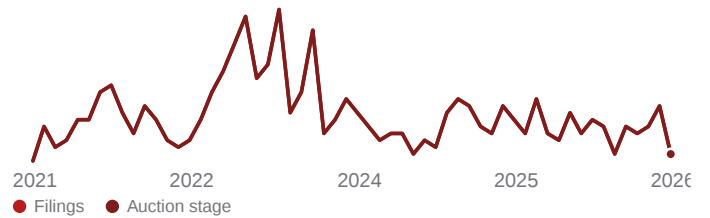
Typical hold before selling

5.2 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	20,494
Median value (AVM)	\$326K
Median size	1,875 ft²
Median bedrooms	3
Median year built	1995
Single family	94%
Condos	3.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.6%
Owner occupied	79%
Company owned	15%
Median loan-to-value	46%

Typical ownership tenure

8.2 yrs

COMMUNITY

Population	61,293
Density	307 / mi²
Median household income	\$81K
Average household income	\$98K
Crime index (US avg 100)	113
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	46
Homes occupied	93%
Bachelor's or higher	18%
Poverty rate	10.3%
Unemployment	1.0%
Average temp	62°F
Annual precip	52 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.