

Newnan 30265

ZIP code · GA · Georgia > Coweta County > Newnan

BALANCED MARKET

\$380K

MEDIAN SALE PRICE

+0.0%

1-YR CHANGE

581

SALES (12 MO)

\$381K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



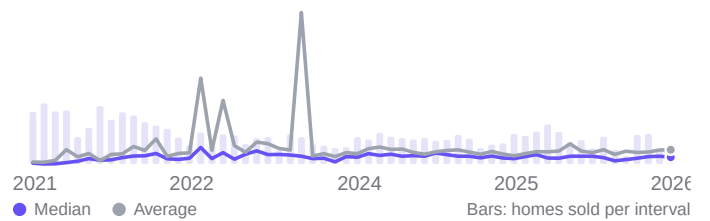
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$375K · Average \$448K

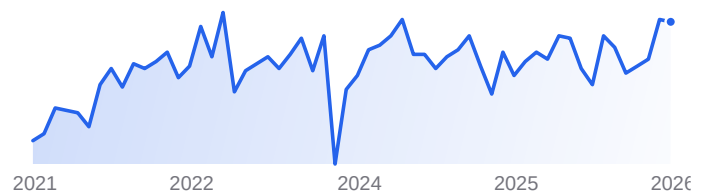
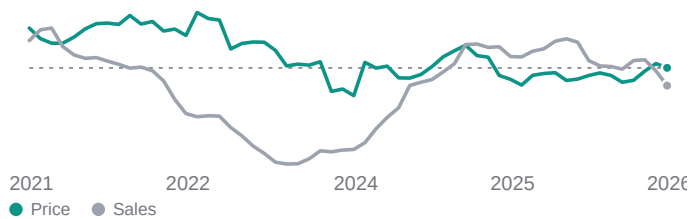


Growth (year over year)

Price +0.0% · Sales -8.5%

Price per square foot

\$193/ft²

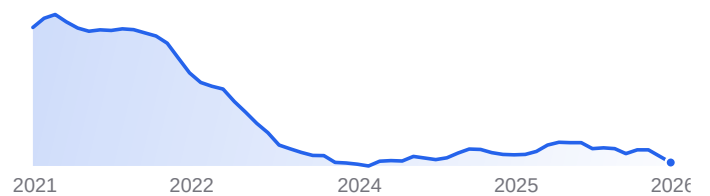


Sale premium vs estimated value

+0.1%

Annual turnover (share of homes sold)

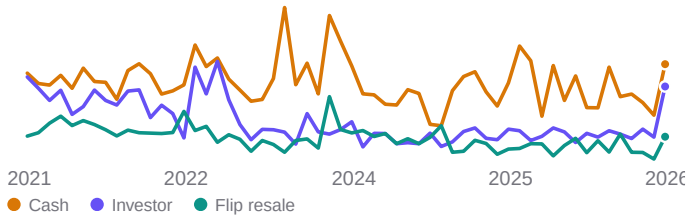
4.5%



BUYERS & OUTCOMES

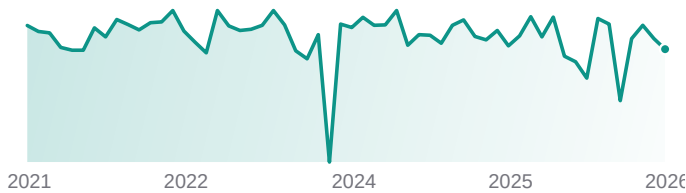
Buyer mix

Cash 45% · Investor 34% · Flip resale 11%



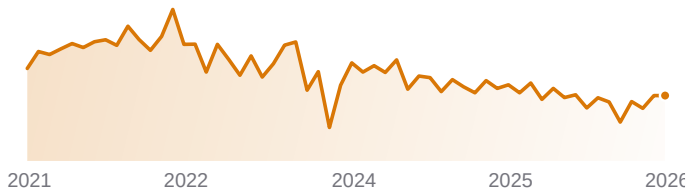
Sellers who sold at a gain

89%

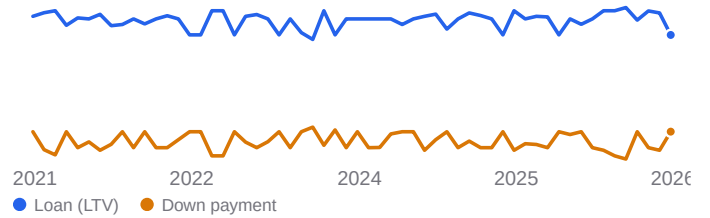


Median annualized return at resale

+5.9%

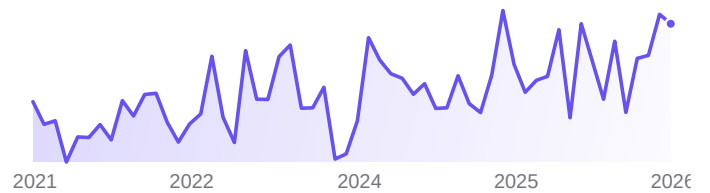


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

7.2 yrs



Preforeclosure filings

Filings 5 · Auction stage 5



HOUSING STOCK

Homes	13,045
Median value (AVM)	\$381K
Median size	2,180 ft²
Median bedrooms	3
Median year built	2002
Single family	97%
Condos	3.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	1.0%
Owner occupied	89%
Company owned	14%
Median loan-to-value	49%

Typical ownership tenure

7.6 yrs

COMMUNITY

Population	46,117
Density	1,029 / mi²
Median household income	\$100K
Average household income	\$122K
Crime index (US avg 100)	74
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	41
Homes occupied	94%
Bachelor's or higher	23%
Poverty rate	5.9%
Unemployment	0.9%
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.