

Ellijay 30536

ZIP code · GA · Georgia · Gilmer County · Ellijay

BALANCED MARKET

\$456K

MEDIAN SALE PRICE

+5.6%

1-YR CHANGE

192

SALES (12 MO)

\$426K

MEDIAN VALUE (AVM)

Market temperature

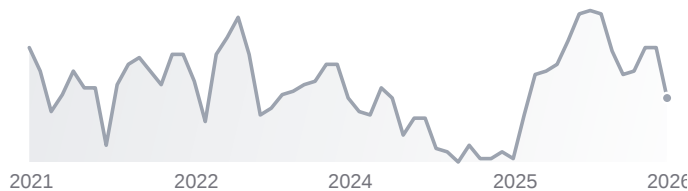
Balanced market · 47 / 100



MARKET TRENDS (5 YEARS)

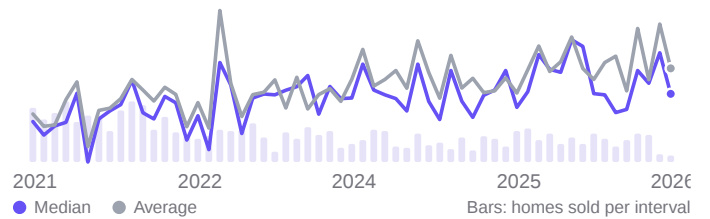
Market temperature (0-100)

47 / 100



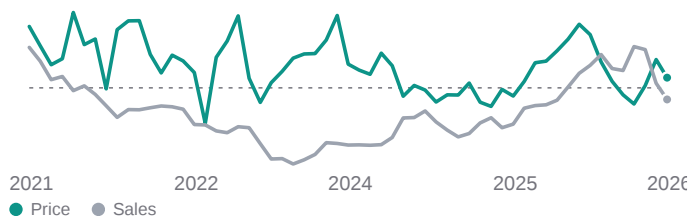
Sale prices

Median \$403K · Average \$482K



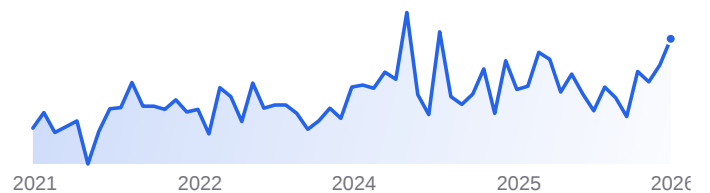
Growth (year over year)

Price +5.6% · Sales -6.3%



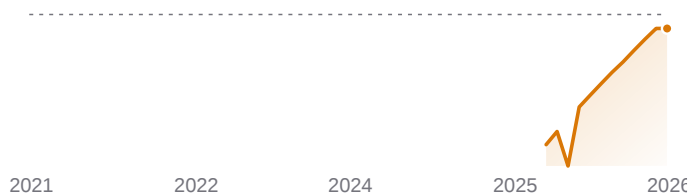
Price per square foot

\$307/ft²



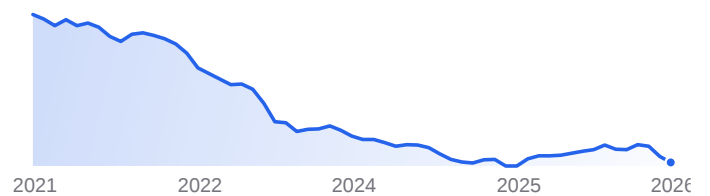
Sale premium vs estimated value

-0.1%



Annual turnover (share of homes sold)

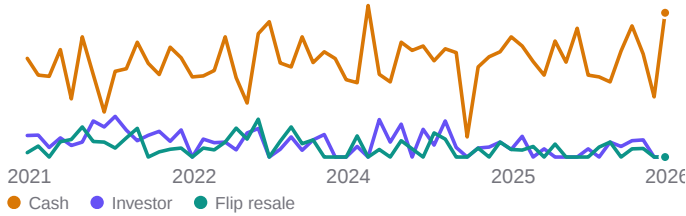
3.5%



BUYERS & OUTCOMES

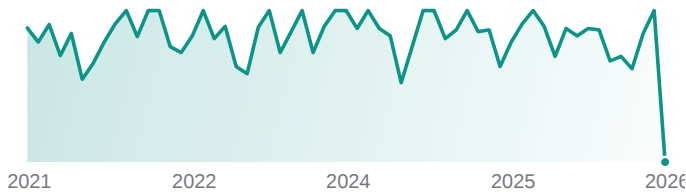
Buyer mix

Cash 80% · Investor 0% · Flip resale 0%



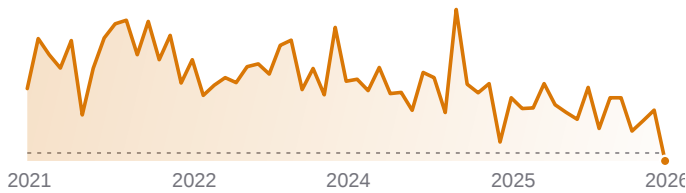
Sellers who sold at a gain

40%

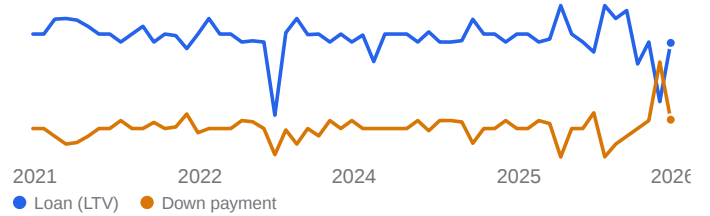


Median annualized return at resale

-1.3%



Financing (share of purchase price) Loan (LTV) 74% · Down payment 26%



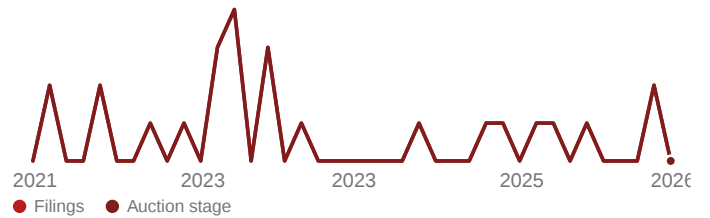
Typical hold before selling

2.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	5,529
Median value (AVM)	\$426K
Median size	1,758 ft²
Median bedrooms	3
Median year built	1997
Single family	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	1.2%
Owner occupied	63%
Company owned	15%
Median loan-to-value	5%
Typical ownership tenure	7.8 yrs

COMMUNITY

Population	8,777
Density	57 / mi²
Median household income	\$69K
Average household income	\$84K
Crime index (US avg 100)	101
Air pollution index (US avg 100)	103
Earthquake index (US avg 100)	98
Homes occupied	73%
Bachelor's or higher	15%
Poverty rate	13.6%
Unemployment	1.0%
Average temp	56°F
Annual precip	65 in
Sunshine	61%

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