

Warrenton 30828

ZIP code · GA · Georgia > Warren County > Warrenton

BALANCED MARKET

\$143K

MEDIAN SALE PRICE

+49.3%

1-YR CHANGE

24

SALES (12 MO)

\$104K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 59 / 100

Buyer's market

Balanced

Seller's market

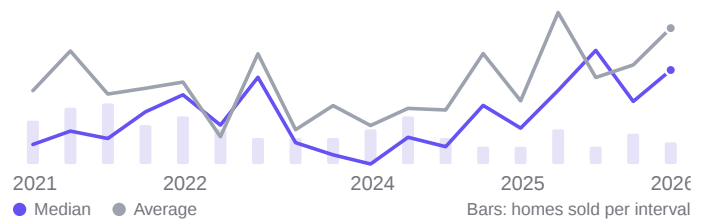
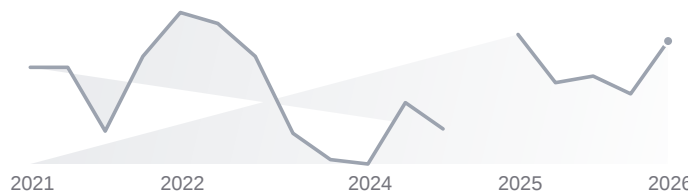
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

59 / 100

Sale prices

Median \$142K · Average \$189K

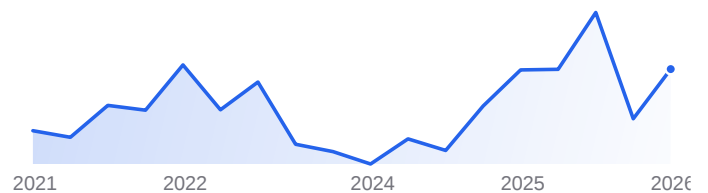
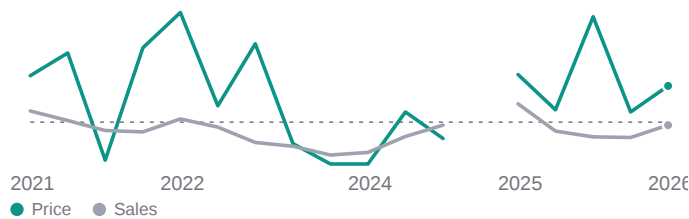


Growth (year over year)

Price +49.3% · Sales -4.0%

Price per square foot

\$81/ft²



Sale premium vs estimated value

-33.7%

Annual turnover (share of homes sold)

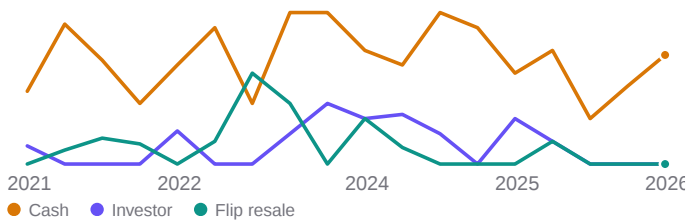
1.4%



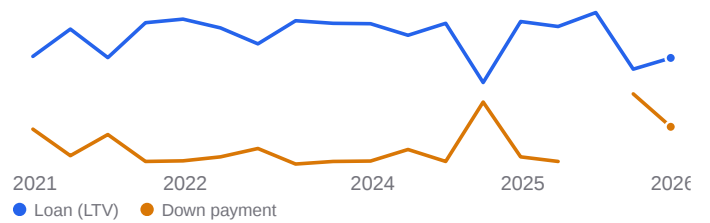
BUYERS & OUTCOMES

Buyer mix

Cash 60% · Investor 0% · Flip resale 0%

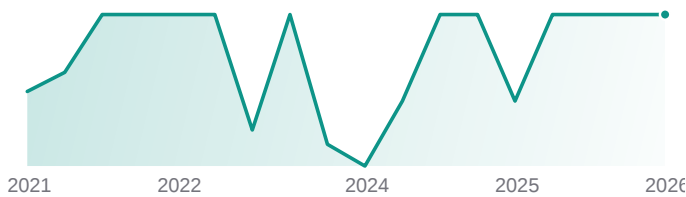


Financing (share of purchase price) Loan (LTV) 74% · Down payment 26%



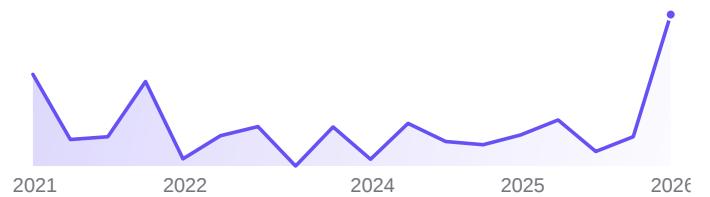
Sellers who sold at a gain

100%



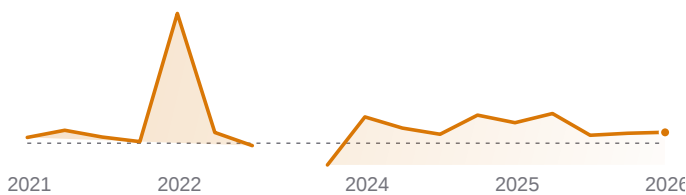
Typical hold before selling

20.1 yrs



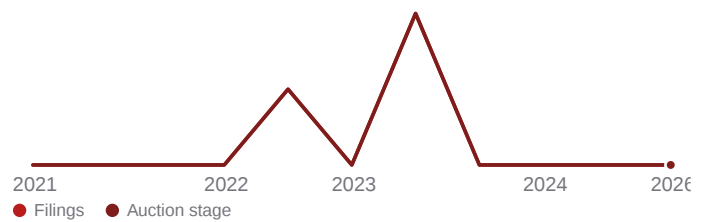
Median annualized return at resale

+8.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,687
Median value (AVM)	\$104K
Median size	1,472 ft²
Median bedrooms	3
Median year built	1973
Single family	77%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	76%
Underwater (LTV 125% or more)	3.3%
Owner occupied	68%
Company owned	14%
Median loan-to-value	0%
Typical ownership tenure	12.5 yrs

COMMUNITY

Population	3,526
Density	25 / mi²
Median household income	\$45K
Average household income	\$62K
Crime index (US avg 100)	127
Air pollution index (US avg 100)	67
Earthquake index (US avg 100)	68
Homes occupied	88%
Bachelor's or higher	9%
Poverty rate	22.5%
Unemployment	1.4%
Average temp	63°F
Annual precip	49 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.