

Wrens 30833

ZIP code · GA · Georgia > Jefferson County > Wrens

BALANCED MARKET

\$138K

MEDIAN SALE PRICE

+15.0%

1-YR CHANGE

35

SALES (12 MO)

\$101K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 51 / 100



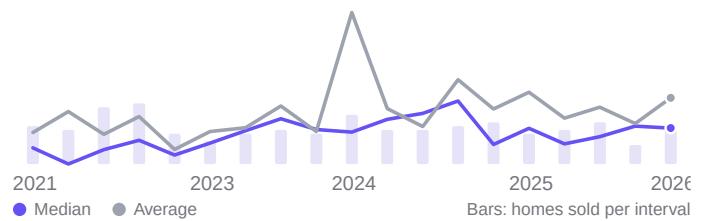
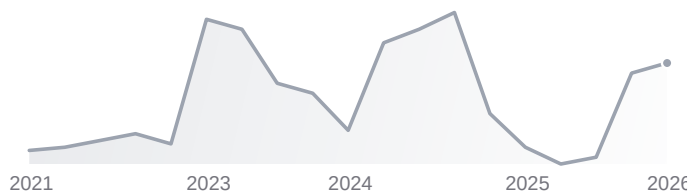
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

51 / 100

Sale prices

Median \$118K · Average \$190K

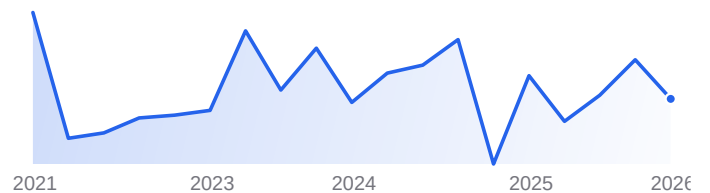
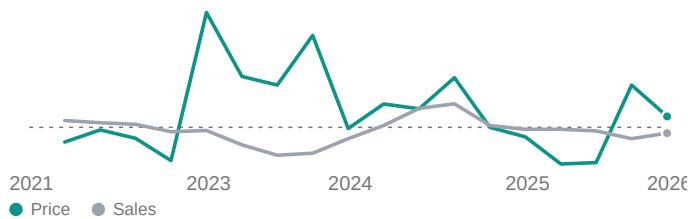


Growth (year over year)

Price +15.0% · Sales -7.9%

Price per square foot

\$68/ft²



Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

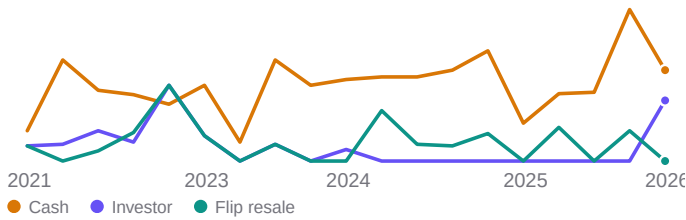
2.4%



BUYERS & OUTCOMES

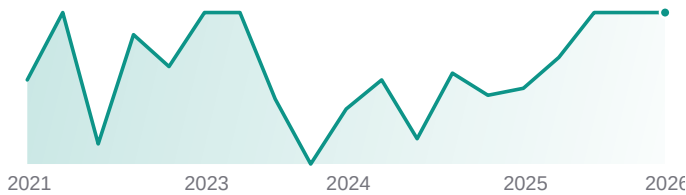
Buyer mix

Cash 60% · Investor 40% · Flip resale 0%



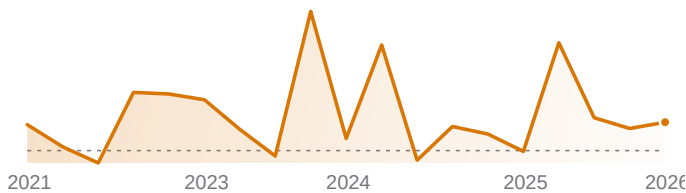
Sellers who sold at a gain

100%

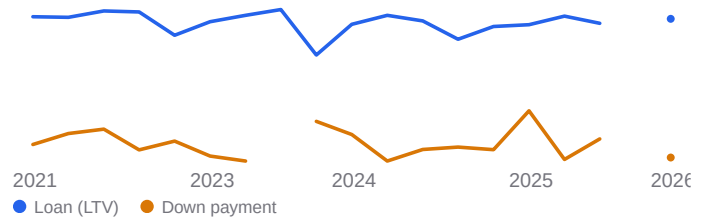


Median annualized return at resale

+5.8%

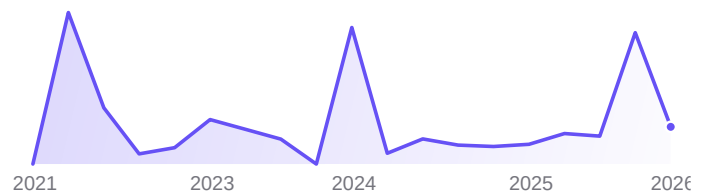


Financing (share of purchase price) Loan (LTV) 96% · Down payment 4.1%



Typical hold before selling

5.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,460
Median value (AVM)	\$101K
Median size	1,500 ft²
Median bedrooms	3
Median year built	1979
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	3.3%
Owner occupied	70%
Company owned	12%
Median loan-to-value	0%
Typical ownership tenure	12.1 yrs

COMMUNITY

Population	3,016
Density	42 / mi²
Median household income	\$51K
Average household income	\$59K
Crime index (US avg 100)	126
Air pollution index (US avg 100)	73
Earthquake index (US avg 100)	69
Homes occupied	87%
Bachelor's or higher	4%
Poverty rate	23.0%
Unemployment	1.2%
Average temp	64°F
Annual precip	47 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.