

# Hillsboro 31038

ZIP code · GA · Georgia · Jones County

STRONG SELLER'S MARKET

\$175K

MEDIAN SALE PRICE

12

SALES (12 MO)

\$184K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 84 / 100

Buyer's market

Balanced

Seller's market

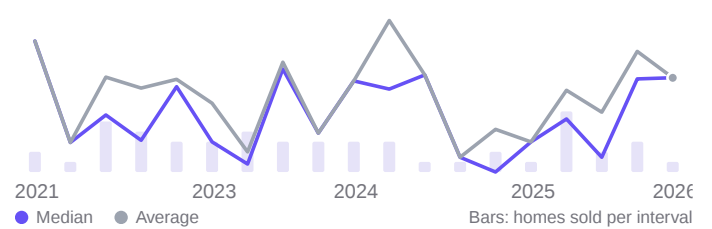
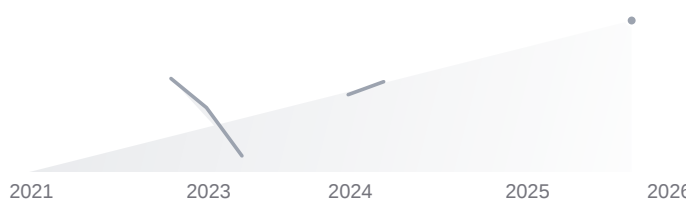
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

84 / 100

Sale prices

Median \$175K · Average \$175K

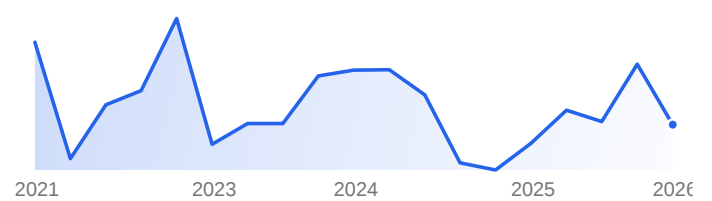
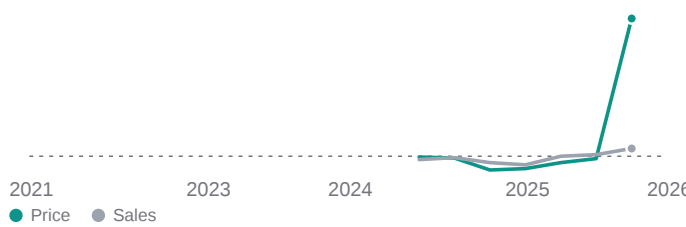


Growth (year over year)

Price +899.7% · Sales +50.0%

Price per square foot

\$66/ft²

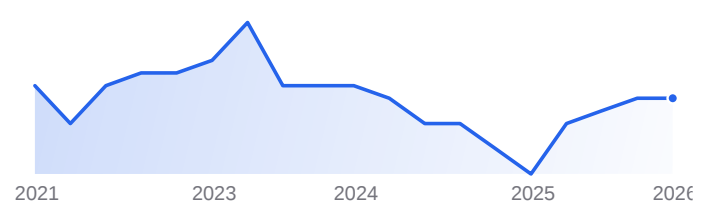


Sale premium vs estimated value

+0.1%

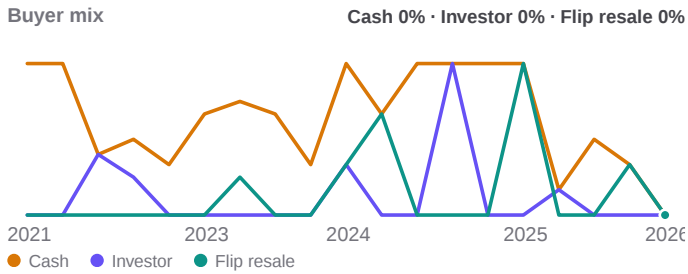
Annual turnover (share of homes sold)

3.0%

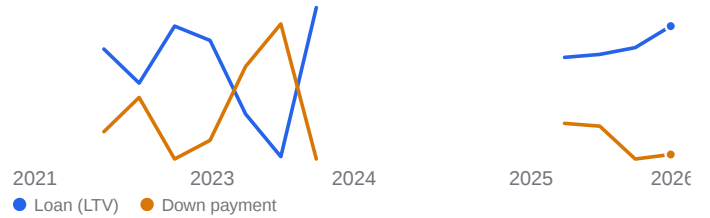


## BUYERS & OUTCOMES

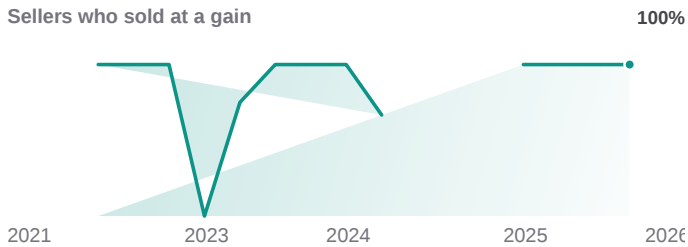
### Buyer mix



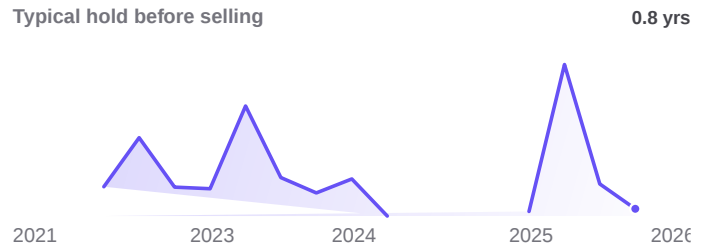
### Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



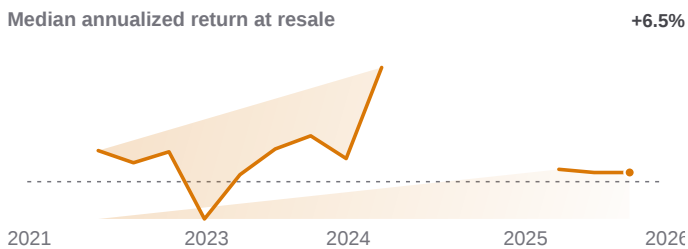
### Sellers who sold at a gain



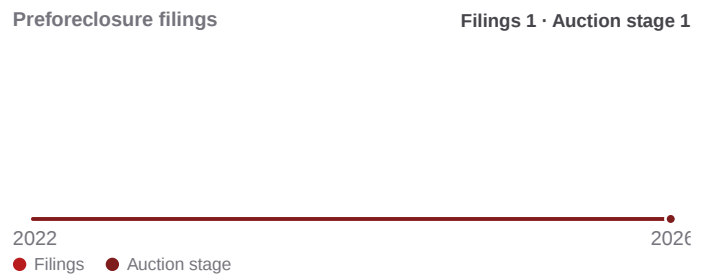
### Typical hold before selling



### Median annualized return at resale



### Preforeclosure filings



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 399       |
| Median value (AVM) | \$184K    |
| Median size        | 1,609 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1980      |
| Single family      | 75%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 71%      |
| Underwater (LTV 125% or more) | 4.6%     |
| Owner occupied                | 80%      |
| Company owned                 | 8.9%     |
| Median loan-to-value          | 0%       |
| Typical ownership tenure      | 10.6 yrs |

## COMMUNITY

|                                  |                 |
|----------------------------------|-----------------|
| Population                       | <b>1,336</b>    |
| Density                          | <b>13 / mi²</b> |
| Median household income          | <b>\$58K</b>    |
| Average household income         | <b>\$74K</b>    |
| Crime index (US avg 100)         | <b>133</b>      |
| Air pollution index (US avg 100) | <b>78</b>       |
| Earthquake index (US avg 100)    | <b>45</b>       |
| Homes occupied                   | <b>86%</b>      |
| Bachelor's or higher             | <b>12%</b>      |
| Poverty rate                     | <b>15.6%</b>    |
| Unemployment                     | <b>1.0%</b>     |
| Average temp                     | <b>64°F</b>     |
| Annual precip                    | <b>48 in</b>    |
| Sunshine                         | <b>64%</b>      |

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.