

Montrose 31065

ZIP code · GA · Georgia · Laurens County · Montrose

SELLER'S MARKET

\$52K

MEDIAN SALE PRICE

16

SALES (12 MO)

\$151K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 69 / 100

Buyer's market

Balanced

Seller's market

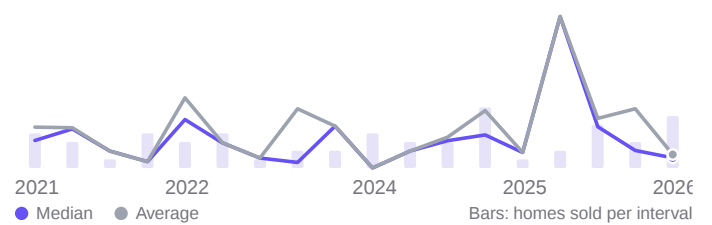
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

69 / 100

Sale prices

Median \$51K · Average \$63K

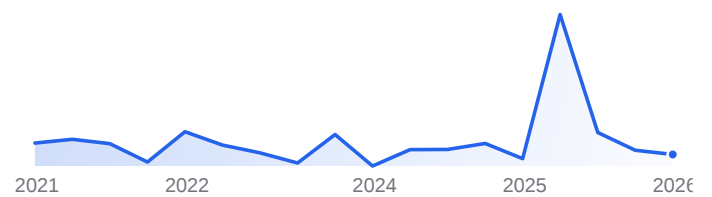
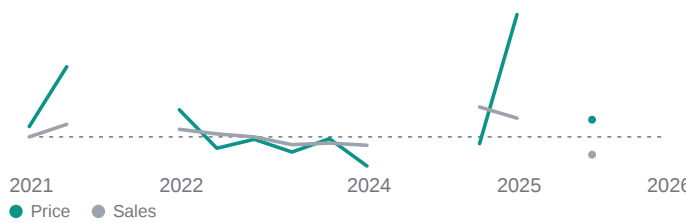


Growth (year over year)

Price +51.0% · Sales -52.9%

Price per square foot

\$42/ft²

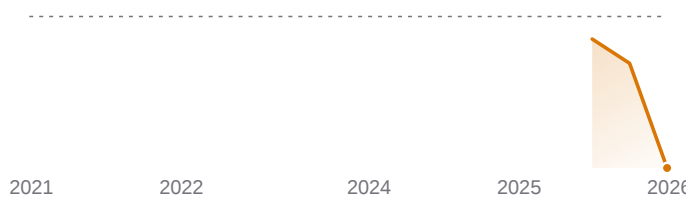


Sale premium vs estimated value

-47.7%

Annual turnover (share of homes sold)

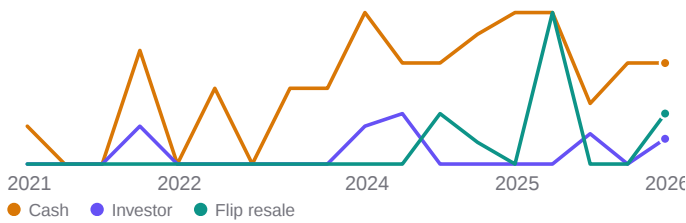
3.1%



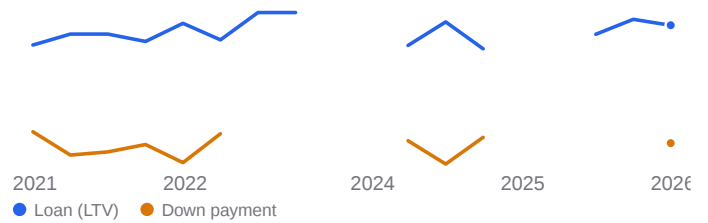
BUYERS & OUTCOMES

Buyer mix

Cash 67% · Investor 17% · Flip resale 33%

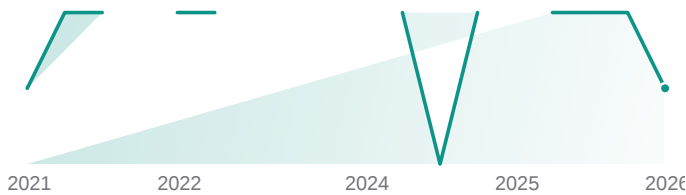


Financing (share of purchase price) Loan (LTV) 96% · Down payment 16%



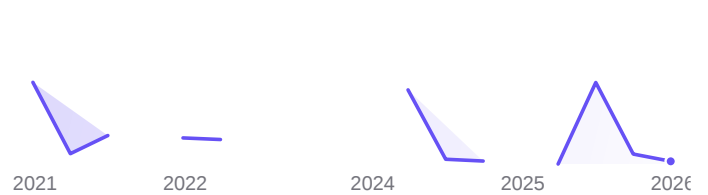
Sellers who sold at a gain

67%



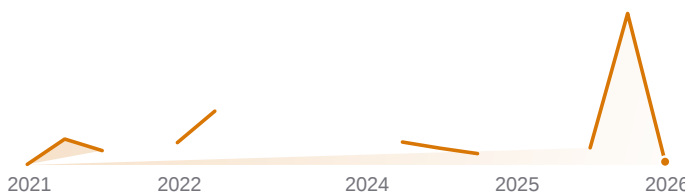
Typical hold before selling

0.9 yrs



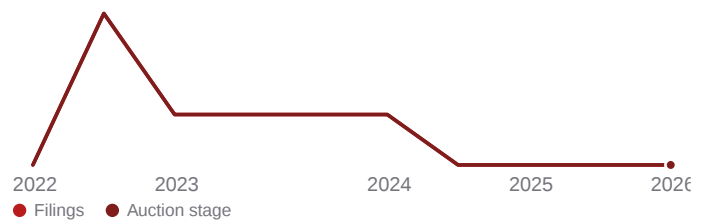
Median annualized return at resale

+2.0%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	517
Median value (AVM)	\$151K
Median size	1,626 ft²
Median bedrooms	3
Median year built	1986
Single family	68%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	77%
Underwater (LTV 125% or more)	1.2%
Owner occupied	72%
Company owned	8.3%
Median loan-to-value	0%
Typical ownership tenure	14.5 yrs

COMMUNITY

Population	2,244
Density	34 / mi²
Median household income	\$65K
Average household income	\$79K
Crime index (US avg 100)	126
Air pollution index (US avg 100)	78
Earthquake index (US avg 100)	44
Homes occupied	91%
Bachelor's or higher	12%
Poverty rate	10.5%
Unemployment	1.2%
Average temp	65°F
Annual precip	47 in
Sunshine	62%

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.