

Toomsboro 31090

ZIP code · GA · Georgia · Wilkinson County · Toomsboro

STRONG BUYER'S MARKET

\$315K

MEDIAN SALE PRICE

12

SALES (12 MO)

\$99K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 12 / 100



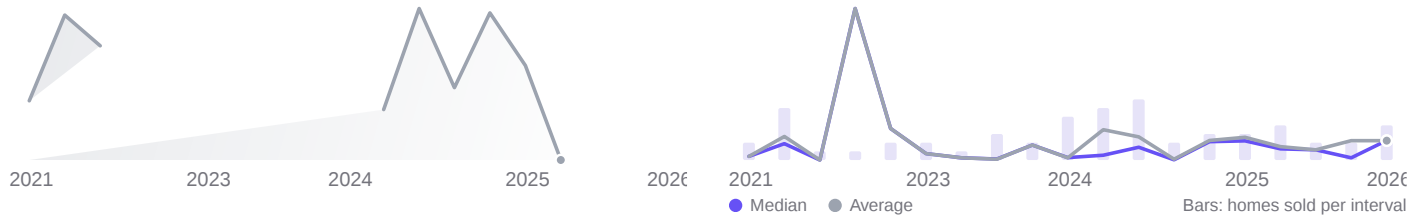
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

12 / 100

Sale prices

Median \$180K · Average \$179K

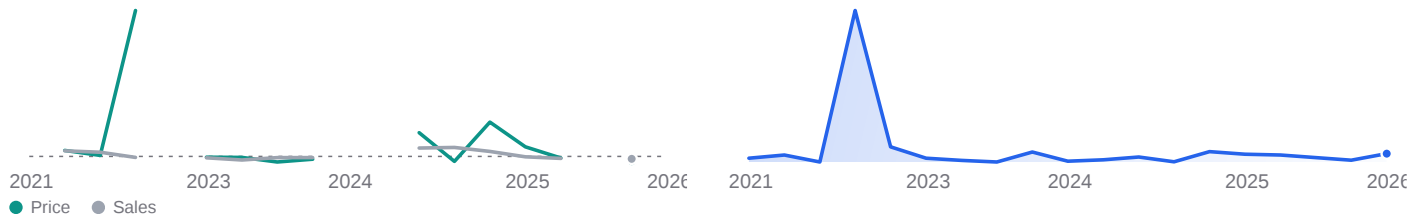


Growth (year over year)

Price -83.9% · Sales -42.1%

Price per square foot

\$81/ft²

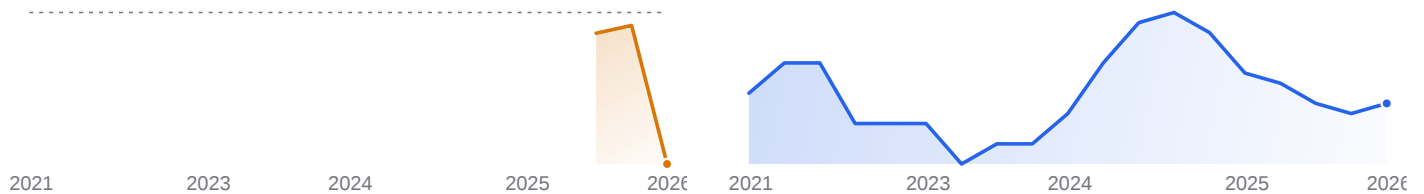


Sale premium vs estimated value

-64.7%

Annual turnover (share of homes sold)

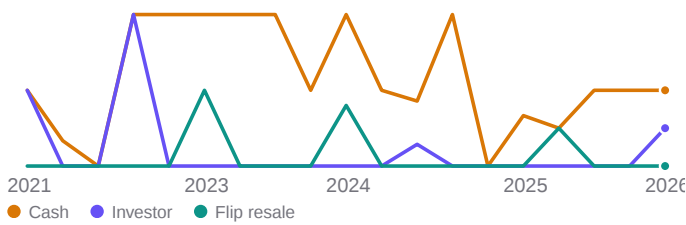
2.5%



BUYERS & OUTCOMES

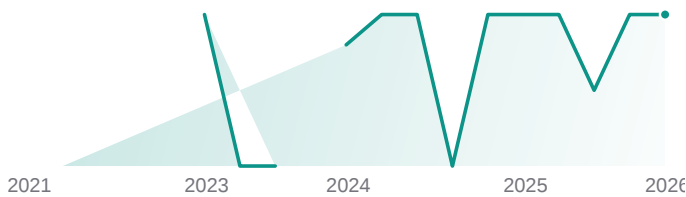
Buyer mix

Cash 50% · Investor 25% · Flip resale 0%



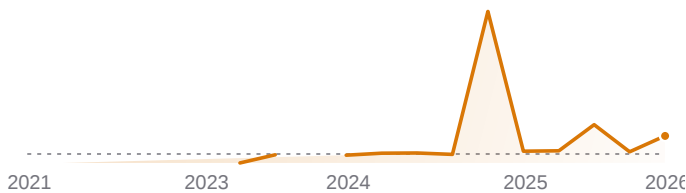
Sellers who sold at a gain

100%

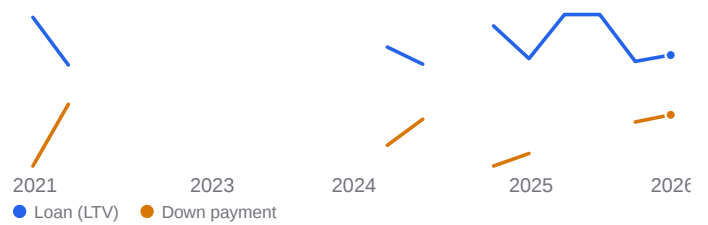


Median annualized return at resale

+56.6%

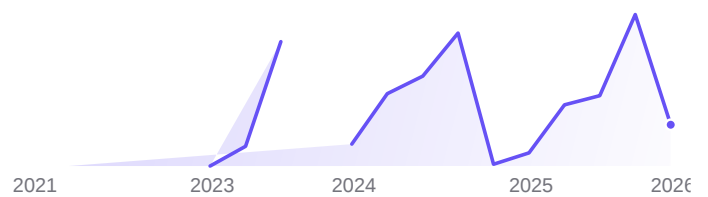


Financing (share of purchase price) Loan (LTV) 74% · Down payment 35%



Typical hold before selling

6.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	488
Median value (AVM)	\$99K
Median size	1,400 ft²
Median bedrooms	3
Median year built	1980
Single family	70%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	1.5%
Owner occupied	76%
Company owned	11%
Median loan-to-value	0%
Typical ownership tenure	11.1 yrs

COMMUNITY

Population	1,105
Density	9 / mi²
Median household income	\$65K
Average household income	\$84K
Crime index (US avg 100)	111
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	52
Homes occupied	80%
Bachelor's or higher	9%
Poverty rate	12.5%
Unemployment	1.2%
Average temp	65°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.