

Richmond Hill 31324

ZIP code · GA · Georgia > Bryan County > Richmond Hill

BALANCED MARKET

\$425K

MEDIAN SALE PRICE

-4.9%

1-YR CHANGE

724

SALES (12 MO)

\$405K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 42 / 100



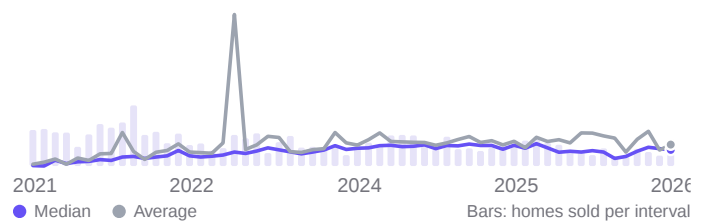
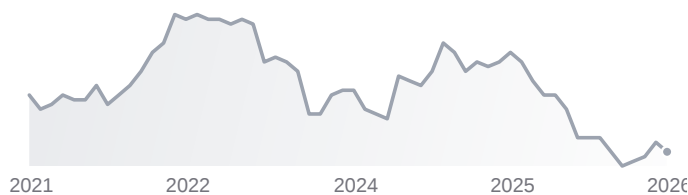
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

42 / 100

Sale prices

Median \$415K · Average \$455K

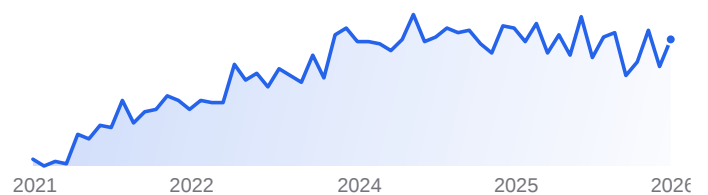
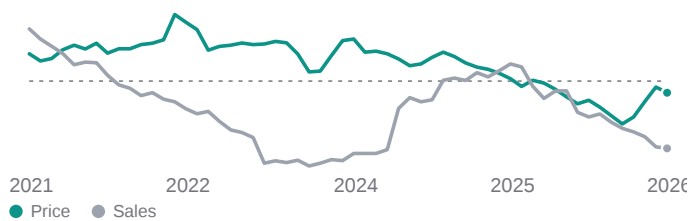


Growth (year over year)

Price -4.9% · Sales -28.2%

Price per square foot

\$196/ft²



Sale premium vs estimated value

+0.1%

Annual turnover (share of homes sold)

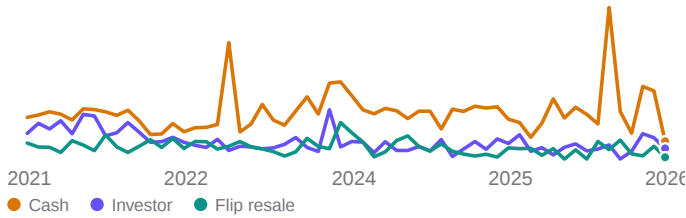
5.3%



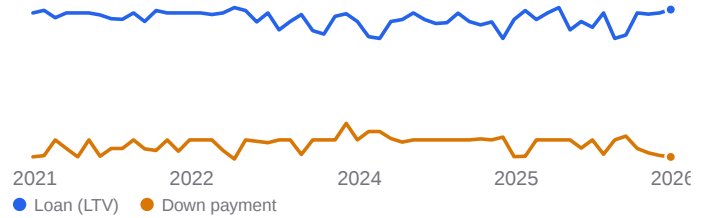
BUYERS & OUTCOMES

Buyer mix

Cash 10% · Investor 6.3% · Flip resale 1.0%



Financing (share of purchase price) Loan (LTV) 97% · Down payment 10%



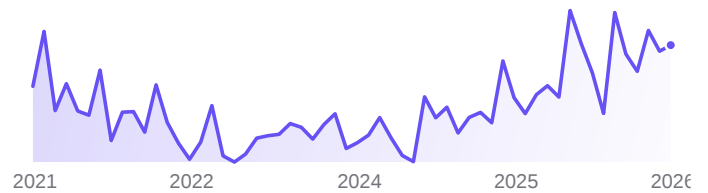
Sellers who sold at a gain

94%



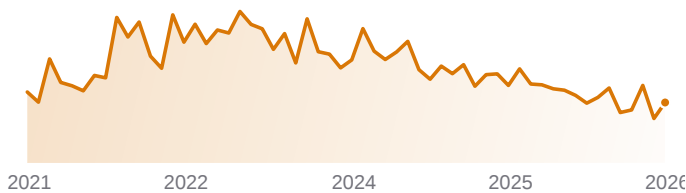
Typical hold before selling

5.1 yrs



Median annualized return at resale

+5.1%



Preforeclosure filings

Filings 4 · Auction stage 4



HOUSING STOCK

Homes	13,788
Median value (AVM)	\$405K
Median size	2,175 ft²
Median bedrooms	3
Median year built	2006
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	39%
Underwater (LTV 125% or more)	1.1%
Owner occupied	81%
Company owned	12%
Median loan-to-value	58%
Typical ownership tenure	6.2 yrs

COMMUNITY

Population	39,790
Density	171 / mi²
Median household income	\$110K
Average household income	\$132K
Crime index (US avg 100)	90
Air pollution index (US avg 100)	69
Earthquake index (US avg 100)	68
Homes occupied	93%
Bachelor's or higher	26%
Poverty rate	5.0%
Unemployment	0.9%
Average temp	66°F
Annual precip	50 in
Sunshine	62%

Market metrics are derived from recorded arms-length deeds through June 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.