

Surrency 31563

ZIP code · GA · Georgia · Appling County · Surrency

BUYER'S MARKET

\$120K

MEDIAN SALE PRICE

-46.3%

1-YR CHANGE

11

SALES (12 MO)

\$125K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 24 / 100



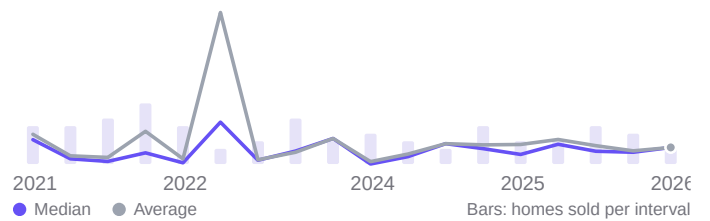
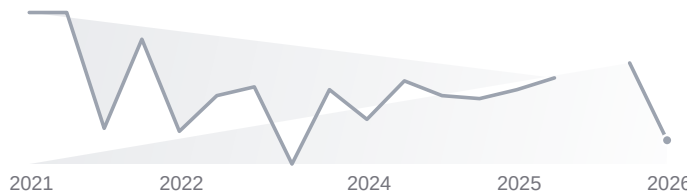
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

24 / 100

Sale prices

Median \$154K · Average \$154K

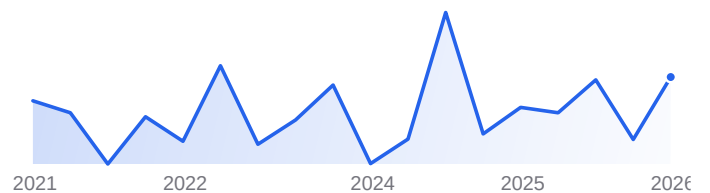
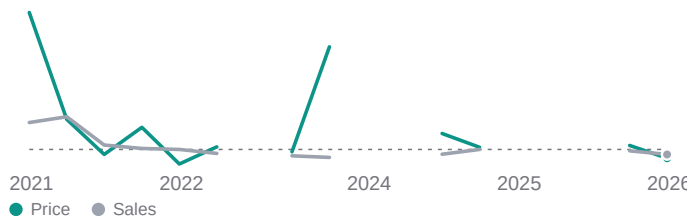


Growth (year over year)

Price -46.3% · Sales -26.7%

Price per square foot

\$152/ft²

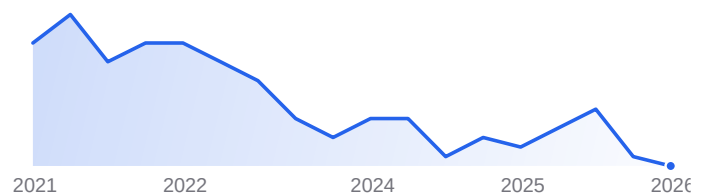


Sale premium vs estimated value

-0.8%

Annual turnover (share of homes sold)

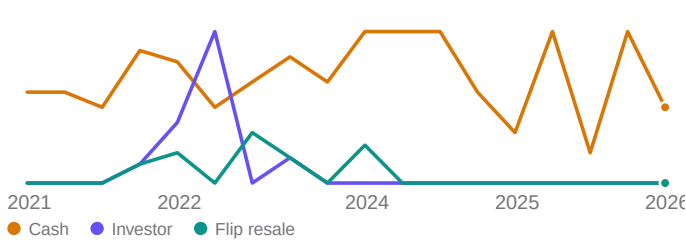
1.4%



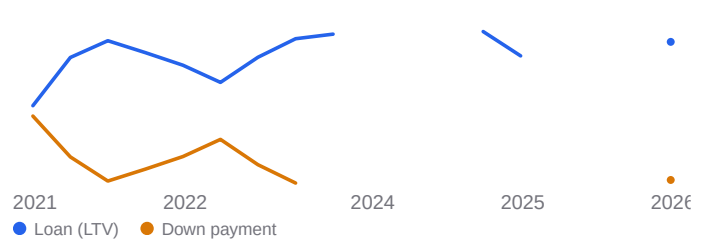
BUYERS & OUTCOMES

Buyer mix

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

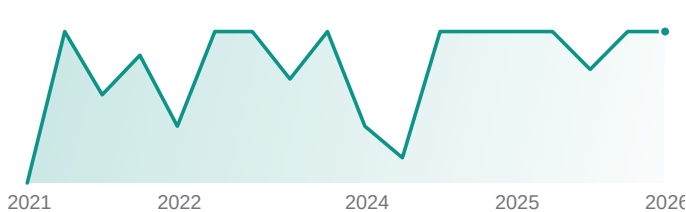


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



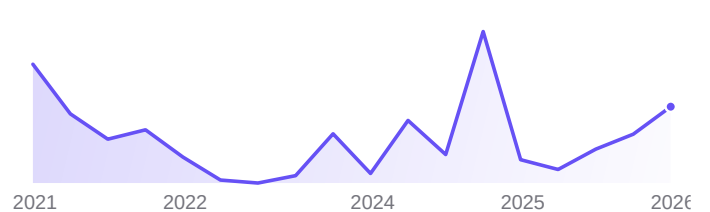
Sellers who sold at a gain

100%



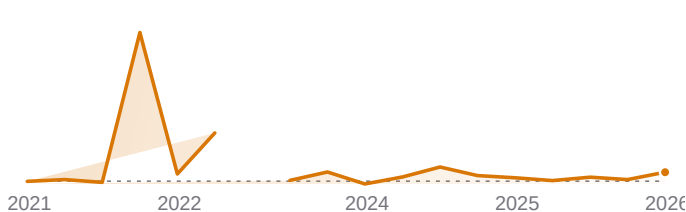
Typical hold before selling

8.5 yrs



Median annualized return at resale

+20.3%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	764
Median value (AVM)	\$125K
Median size	1,448 ft²
Median bedrooms	3
Median year built	1986
Single family	70%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	81%
Underwater (LTV 125% or more)	3.3%
Owner occupied	65%
Company owned	5.9%
Median loan-to-value	0%
Typical ownership tenure	11.3 yrs

COMMUNITY

Population	1,357
Density	12 / mi²
Median household income	\$62K
Average household income	\$72K
Crime index (US avg 100)	119
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	40
Homes occupied	80%
Bachelor's or higher	11%
Poverty rate	19.3%
Unemployment	1.3%
Average temp	66°F
Annual precip	48 in
Sunshine	66%

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.