

# Thomasville 31792

ZIP code · GA · Georgia · Thomas County · Thomasville

BALANCED MARKET

\$262K

MEDIAN SALE PRICE

+9.2%

1-YR CHANGE

318

SALES (12 MO)

\$219K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 40 / 100



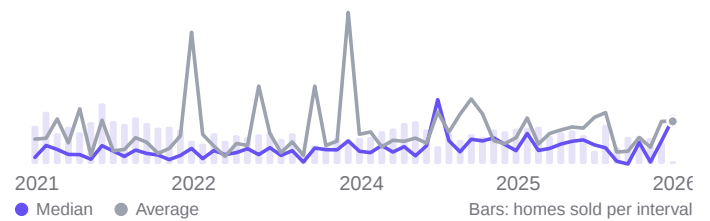
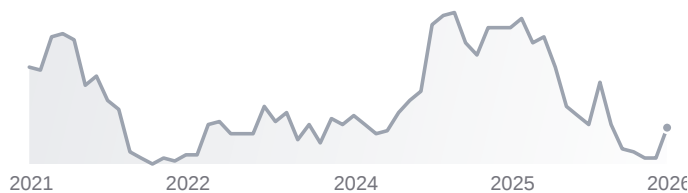
## MARKET TRENDS (5 YEARS)

Market temperature (0-100)

40 / 100

Sale prices

Median \$375K · Average \$362K

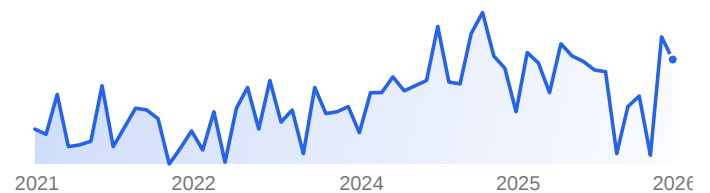
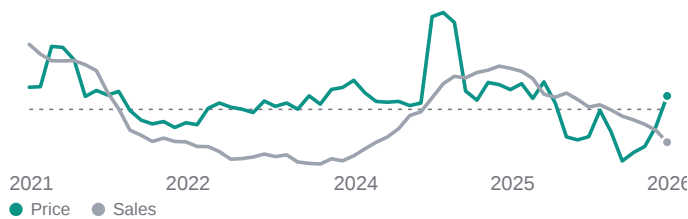


Growth (year over year)

Price +9.2% · Sales -22.6%

Price per square foot

\$167/ft²

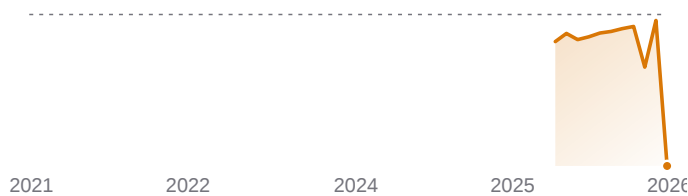


Sale premium vs estimated value

-22.7%

Annual turnover (share of homes sold)

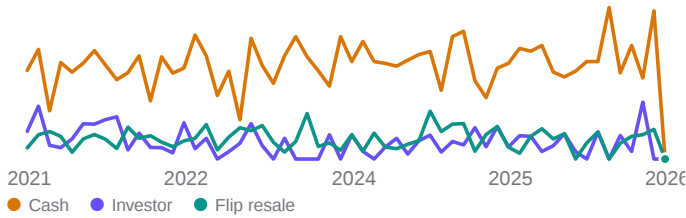
3.5%



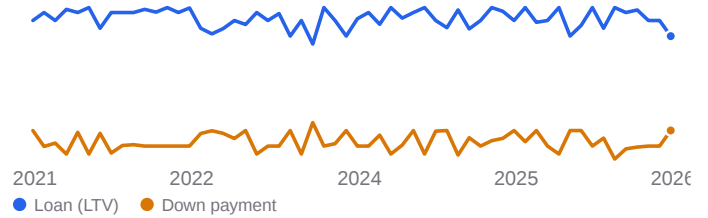
## BUYERS & OUTCOMES

### Buyer mix

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

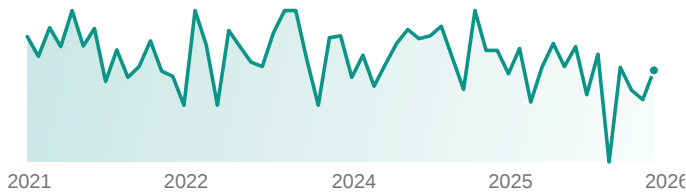


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



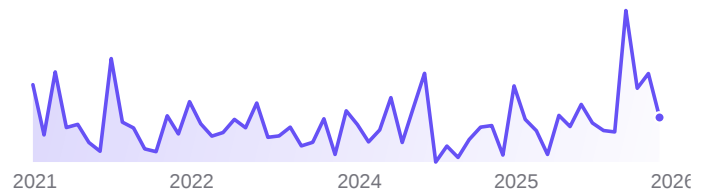
### Sellers who sold at a gain

84%



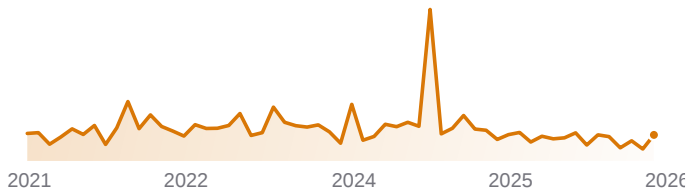
### Typical hold before selling

4.5 yrs



### Median annualized return at resale

+7.3%



### Preforeclosure filings

Filings 5 · Auction stage 5



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 9,016     |
| Median value (AVM) | \$219K    |
| Median size        | 1,467 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1971      |
| Single family      | 91%       |
| Condos             | 1.4%      |

## EQUITY & OWNERSHIP

|                               |      |
|-------------------------------|------|
| Equity rich (LTV 50% or less) | 65%  |
| Underwater (LTV 125% or more) | 2.7% |
| Owner occupied                | 68%  |
| Company owned                 | 20%  |
| Median loan-to-value          | 31%  |

Typical ownership tenure

**10.1 yrs**

## COMMUNITY

|                                  |                             |
|----------------------------------|-----------------------------|
| Population                       | <b>25,440</b>               |
| Density                          | <b>116 / mi<sup>2</sup></b> |
| Median household income          | <b>\$64K</b>                |
| Average household income         | <b>\$84K</b>                |
| Crime index (US avg 100)         | <b>111</b>                  |
| Air pollution index (US avg 100) | <b>82</b>                   |
| Earthquake index (US avg 100)    | <b>20</b>                   |
| Homes occupied                   | <b>90%</b>                  |
| Bachelor's or higher             | <b>17%</b>                  |
| Poverty rate                     | <b>22.1%</b>                |
| Unemployment                     | <b>0.9%</b>                 |
| Average temp                     | <b>67°F</b>                 |
| Annual precip                    | <b>55 in</b>                |
| Sunshine                         | <b>66%</b>                  |

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.