

Wray 31798

ZIP code · GA · Georgia · Irwin County

STRONG BUYER'S MARKET

\$130K

MEDIAN SALE PRICE

+42.9%

1-YR CHANGE

5

SALES (12 MO)

\$154K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 14 / 100



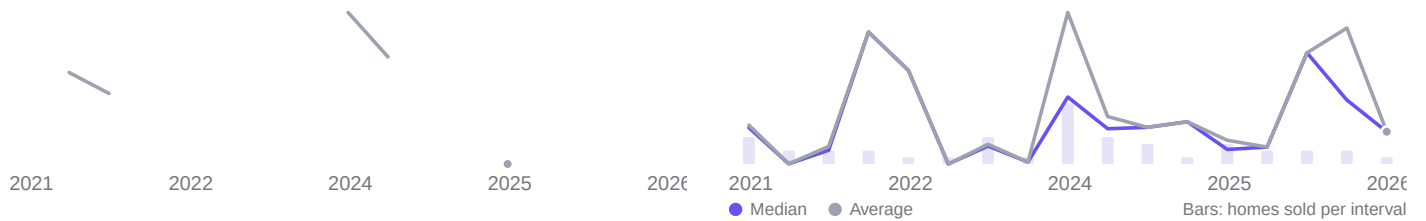
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

14 / 100

Sale prices

Median \$130K · Average \$130K

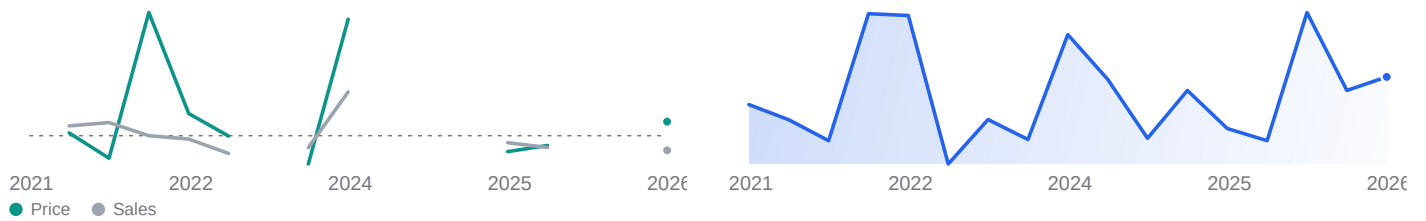


Growth (year over year)

Price +42.9% · Sales -44.4%

Price per square foot

\$97/ft²

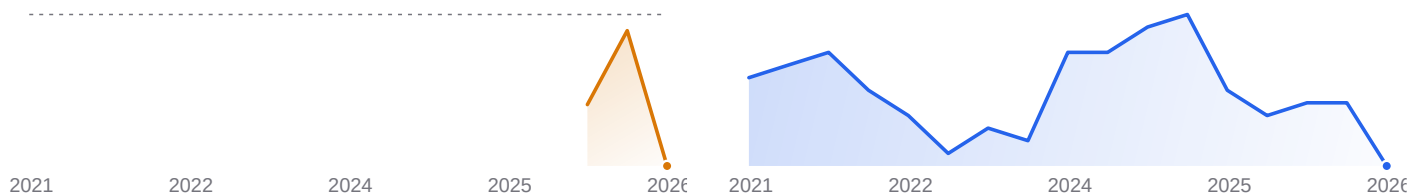


Sale premium vs estimated value

-16.5%

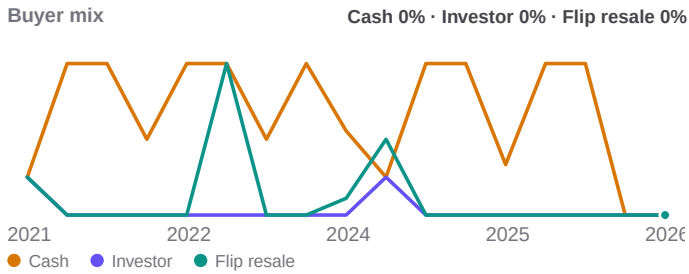
Annual turnover (share of homes sold)

1.0%

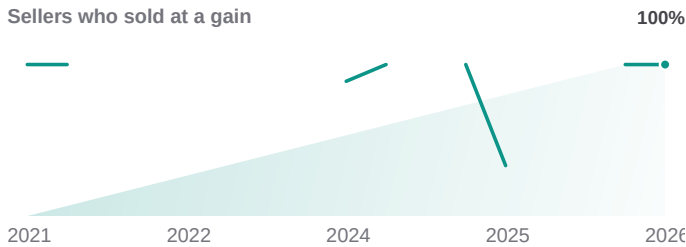


BUYERS & OUTCOMES

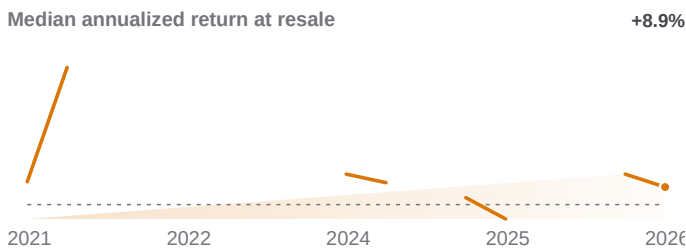
Buyer mix



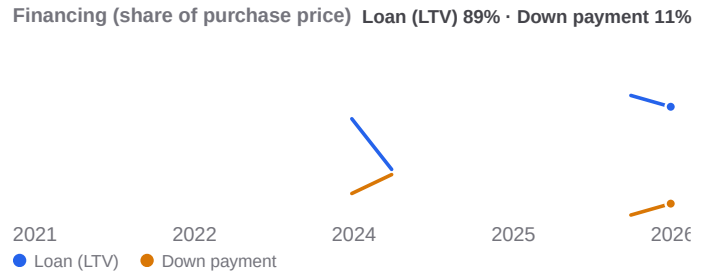
Sellers who sold at a gain



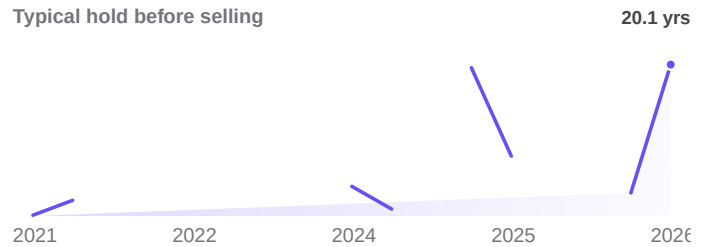
Median annualized return at resale



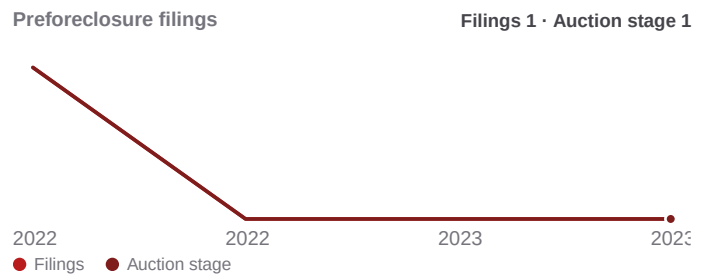
Financing (share of purchase price) Loan (LTV) 89% · Down payment 11%



Typical hold before selling



Preforeclosure filings



HOUSING STOCK

Homes	498
Median value (AVM)	\$154K
Median size	1,620 ft²
Median bedrooms	3
Median year built	1984
Single family	74%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	5.7%
Owner occupied	79%
Company owned	6.9%
Median loan-to-value	0%
Typical ownership tenure	12.2 yrs

COMMUNITY

Population	1,142
Density	14 / mi²
Median household income	\$60K
Average household income	\$72K
Crime index (US avg 100)	86
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	33
Homes occupied	85%
Bachelor's or higher	13%
Poverty rate	9.2%
Unemployment	1.0%
Average temp	66°F
Annual precip	49 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.