

Brinson 39825

ZIP code · GA · Georgia > Decatur County > Brinson

SELLER'S MARKET

\$410K

MEDIAN SALE PRICE

14

SALES (12 MO)

\$130K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 64 / 100

Buyer's market

Balanced

Seller's market

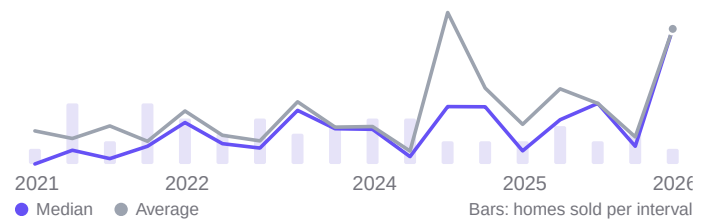
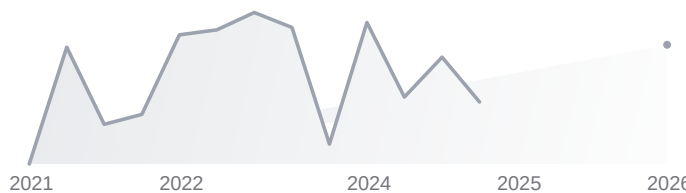
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

64 / 100

Sale prices

Median \$410K · Average \$410K

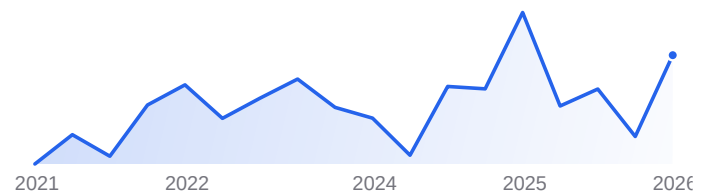
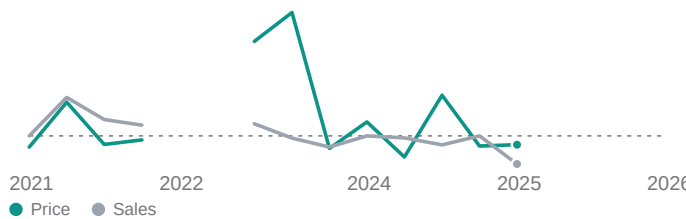


Growth (year over year)

Price -19.0% · Sales -60.9%

Price per square foot

\$145/ft²

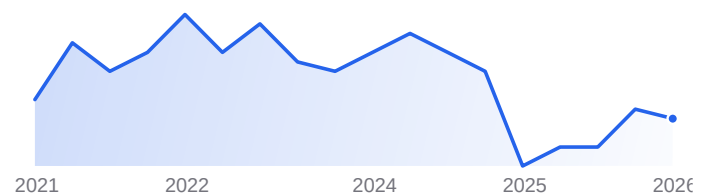


Sale premium vs estimated value

-19.3%

Annual turnover (share of homes sold)

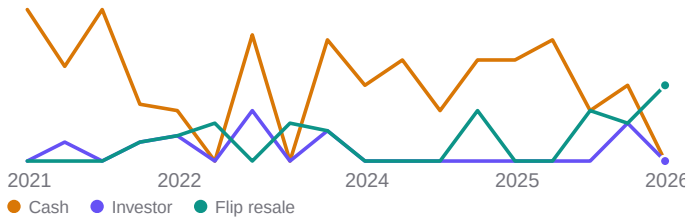
2.3%



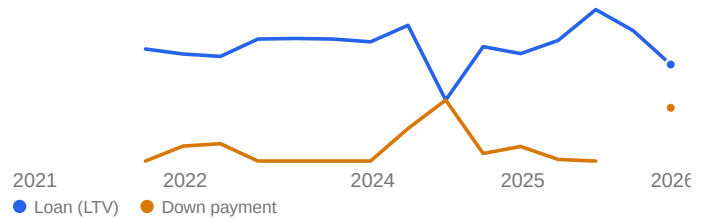
BUYERS & OUTCOMES

Buyer mix

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

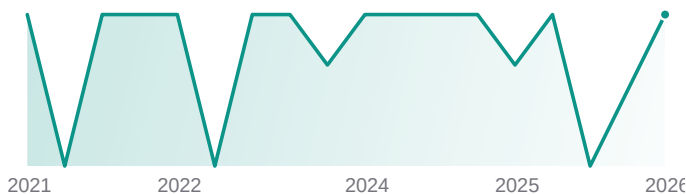


Financing (share of purchase price) Loan (LTV) 78% · Down payment 44%



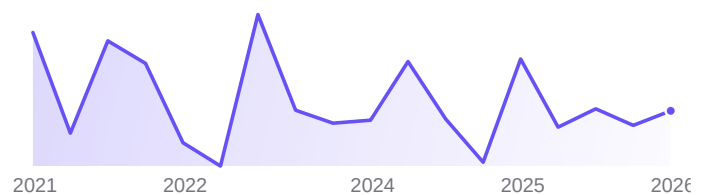
Sellers who sold at a gain

100%



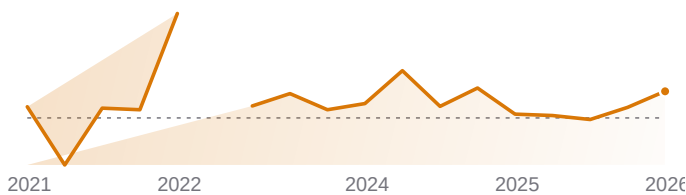
Typical hold before selling

4.3 yrs



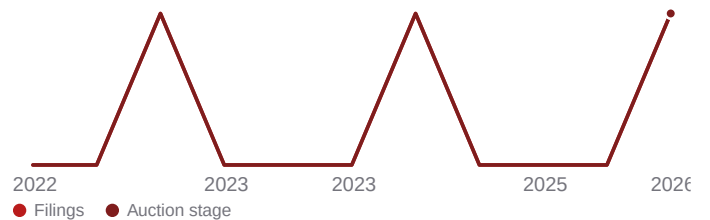
Median annualized return at resale

+19.0%



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	615
Median value (AVM)	\$130K
Median size	1,500 ft²
Median bedrooms	3
Median year built	1985
Single family	78%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	74%
Underwater (LTV 125% or more)	3.4%
Owner occupied	73%
Company owned	10%
Median loan-to-value	0%
Typical ownership tenure	13.2 yrs

COMMUNITY

Population	1,460
Density	17 / mi²
Median household income	\$67K
Average household income	\$79K
Crime index (US avg 100)	70
Air pollution index (US avg 100)	75
Earthquake index (US avg 100)	25
Homes occupied	85%
Bachelor's or higher	9%
Poverty rate	18.5%
Unemployment	0.9%
Average temp	67°F
Annual precip	56 in
Sunshine	65%

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.