

Cuthbert 39840

ZIP code · GA · Georgia · Randolph County · Cuthbert

BALANCED MARKET

\$93K

MEDIAN SALE PRICE

+23.9%

1-YR CHANGE

50

SALES (12 MO)

\$102K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



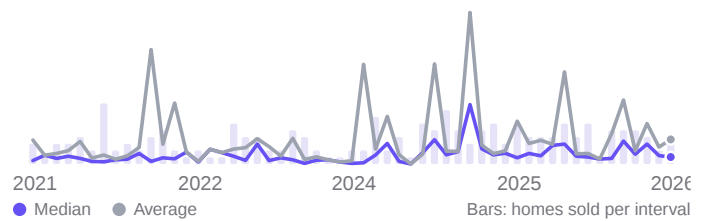
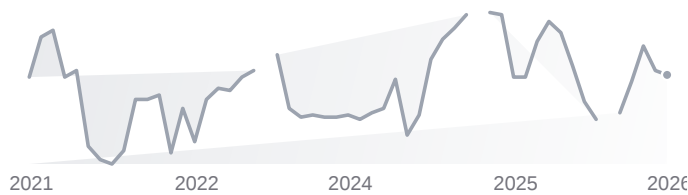
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$60K · Average \$183K

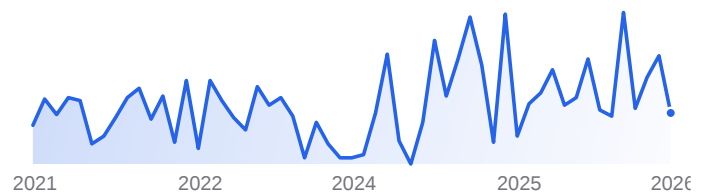
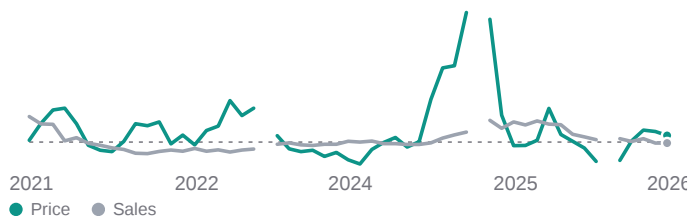


Growth (year over year)

Price +23.9% · Sales -3.8%

Price per square foot

\$41/ft²

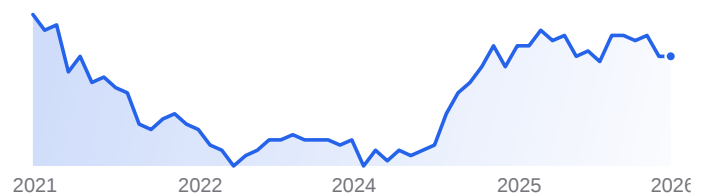


Sale premium vs estimated value

-52.5%

Annual turnover (share of homes sold)

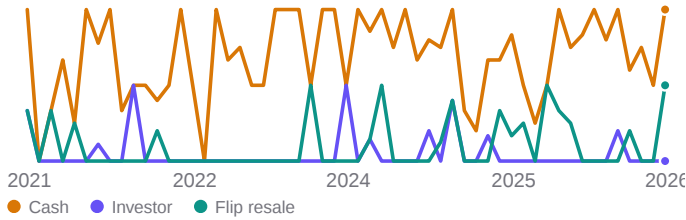
2.6%



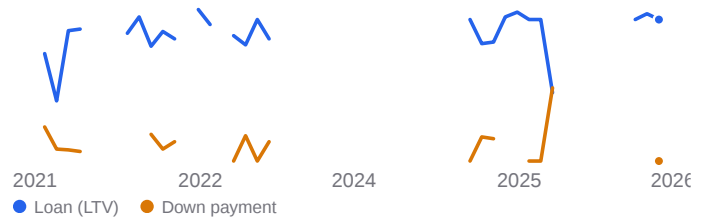
BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 50%

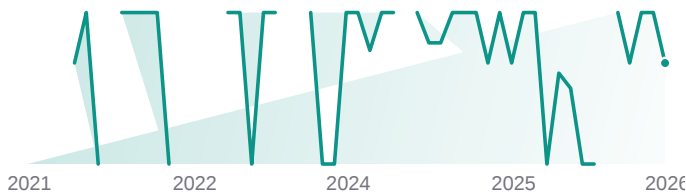


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



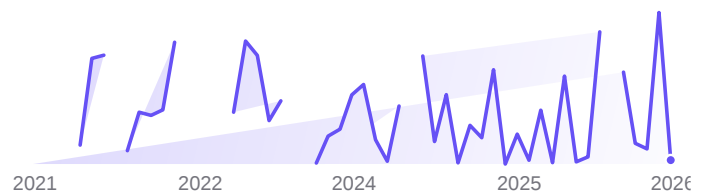
Sellers who sold at a gain

67%



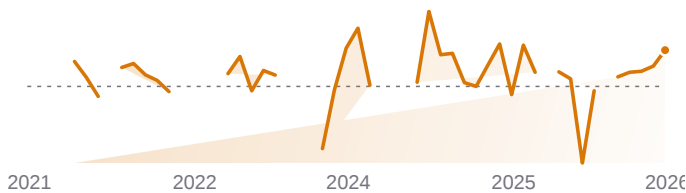
Typical hold before selling

0.7 yrs



Median annualized return at resale

+11.9%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,933
Median value (AVM)	\$102K
Median size	1,325 ft²
Median bedrooms	3
Median year built	1965
Single family	85%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	86%
Underwater (LTV 125% or more)	1.9%
Owner occupied	63%
Company owned	17%
Median loan-to-value	0%
Typical ownership tenure	11.6 yrs

COMMUNITY

Population	4,579
Density	20 / mi²
Median household income	\$31K
Average household income	\$43K
Crime index (US avg 100)	123
Air pollution index (US avg 100)	75
Earthquake index (US avg 100)	30
Homes occupied	80%
Bachelor's or higher	10%
Poverty rate	24.7%
Unemployment	0.7%
Average temp	66°F
Annual precip	52 in
Sunshine	61%

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.