



Augusta-Richmond County, Georgia.

Current market data.

10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

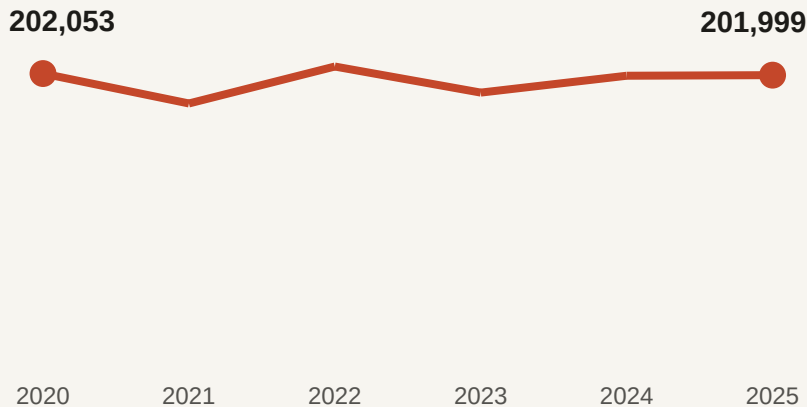


POPULATION

**Steady. Within 1% of 2020,
every year since.**

201,999

people, the 3rd-largest of Georgia's cities and towns.



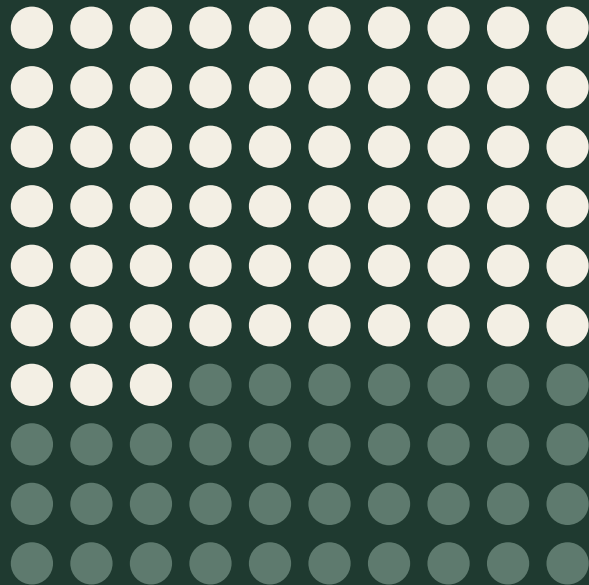
THE WORKDAY

6 in 10 jobs here go to
people who live somewhere
else.

62.6%

of 99,163 jobs located in Augusta-Richmond County are filled
by in-commuters.

Source: Census LEHD LODES, 2023



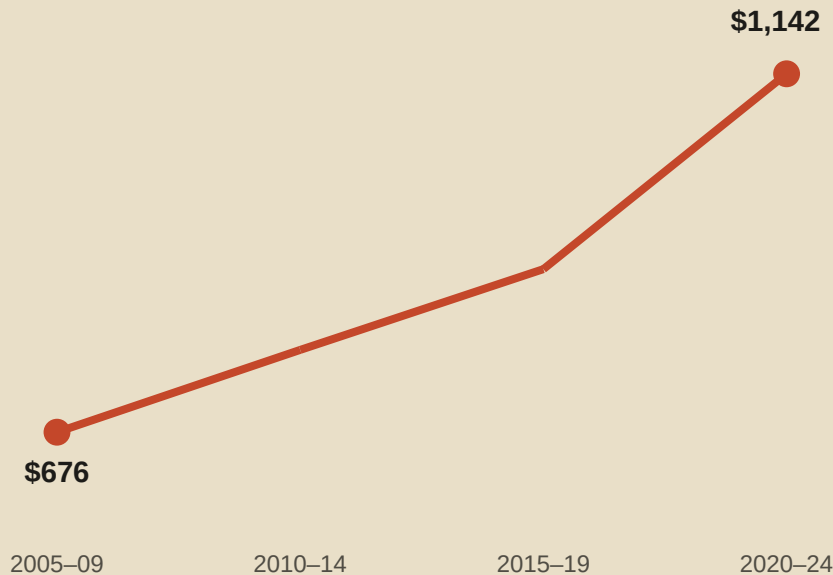
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 69%
since the 2005–2009
survey, before inflation.

\$1,142

a month. Georgia's median is \$1,393.



THE SEAM

Cross one tract line and median rent doubles.

A \$1,054 gap between neighbors, the sharpest rent edge between adjacent tracts in Richmond County.

TRACT 1

\$594

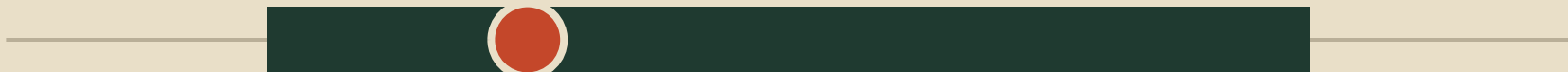
TRACT 102.01

\$1,648

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,015–\$1,523



\$1,142 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

77%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.5–1.1% to the 91,432 homes here.

412–992

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 41%
less than Georgia's.

\$178,400

median home value in Augusta-Richmond County.

Augusta-Richmond County



\$178,400

Georgia



\$303,300

U.S.



\$332,700

THAT WAS AUGUSTA-RICHMOND COUNTY'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at almanacdata.ai/e/ga/augusta-richmond-county/

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