



Lumpkin, Georgia.

Current market data.

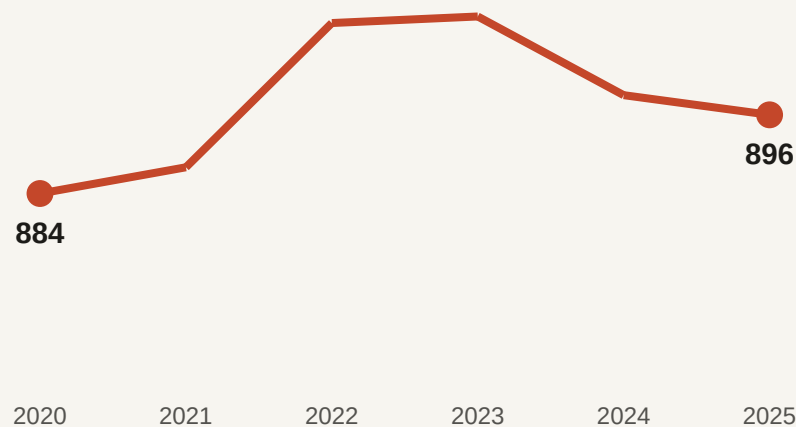
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 1.4% since 2020.

896

people, the 325th-largest of Georgia's cities and towns.



THE WORKDAY

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

93.8%

of 160 jobs located in Lumpkin are filled by in-commuters.



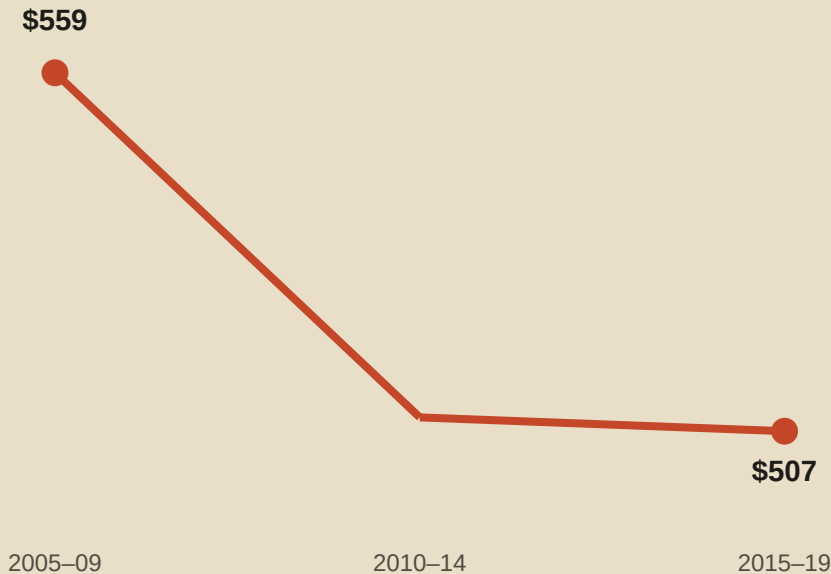
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is down 9%
since the 2005–2009
survey, before inflation.

\$507

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





THE SEAM

Cross one tract line and median rent jumps \$95.

A \$95 gap between neighbors, the sharpest rent edge between adjacent tracts in Stewart County.

TRACT 9504

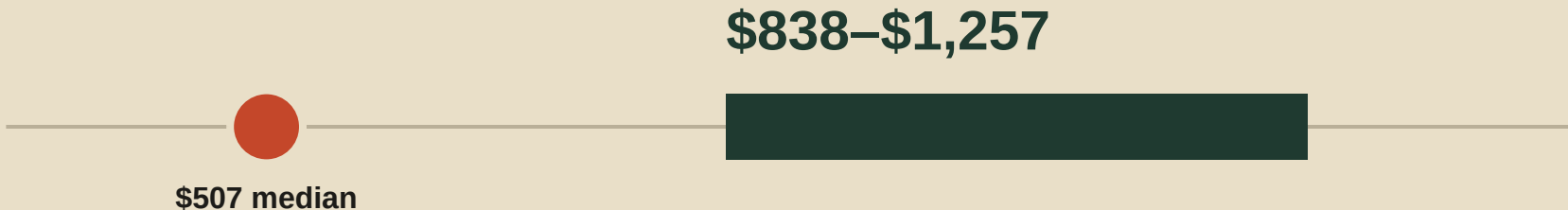
\$525

TRACT 9501

\$620

ROOM TO BUILD

Local wages can carry more rent than the median charged today.



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

0

homes permitted, 2022–2025

93%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.2–0.5% to the 428 homes here.

1–2

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



HOME VALUE

A median home costs 69% less than Georgia's.

\$92,700

median home value in Lumpkin.

Lumpkin



\$92,700

Georgia



\$303,300

U.S.



\$332,700

THAT WAS LUMPKIN'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/lumpkin/

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