



Metter, Georgia.

Current market data.

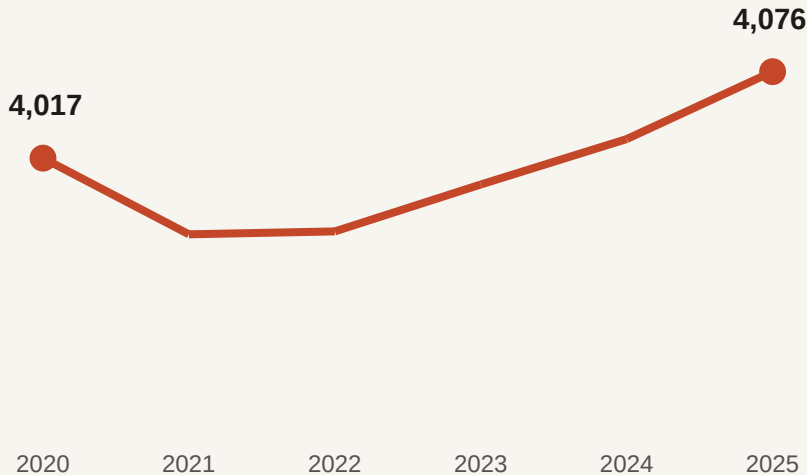
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 1.5% since 2020.

4,076

people, the 169th-largest of Georgia's cities and towns.

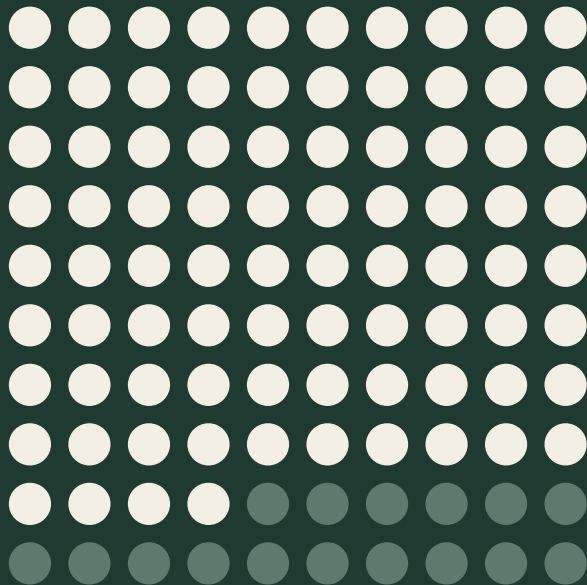


THE WORKDAY

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

83.8%

of 2,445 jobs located in Metter are filled by in-commuters.



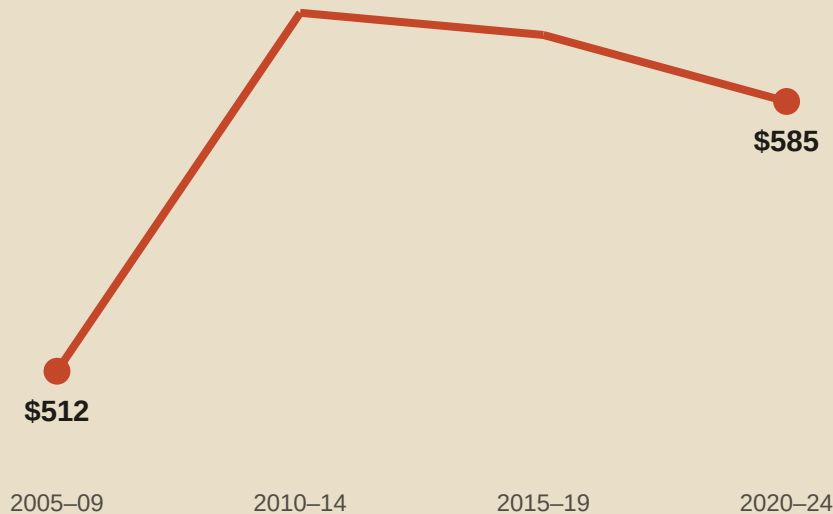
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 14%
since the 2005–2009
survey, before inflation.

\$585

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





THE SEAM

Cross one tract line and median rent jumps \$122.

A \$122 gap between neighbors, the sharpest rent edge between adjacent tracts in Candler County.

TRACT 9501

\$664

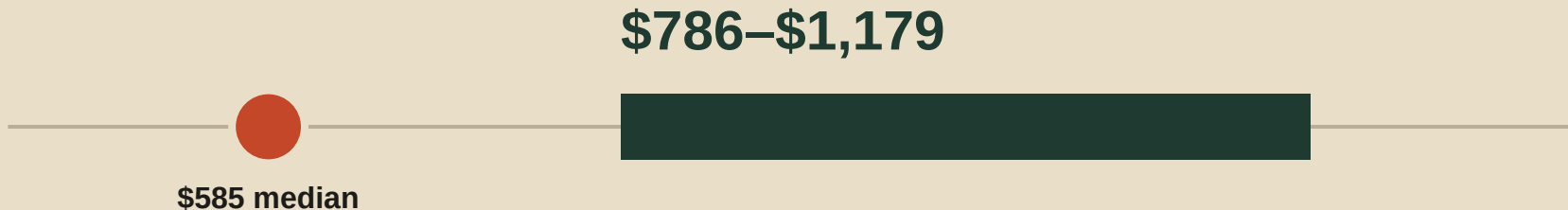
TRACT 9502

\$786



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.

21

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

84%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–1.2% to the 1,941 homes here.

6–24

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



HOME VALUE

A median home costs 48% less than Georgia's.

\$156,300

median home value in Metter.

Metter



\$156,300

Georgia



\$303,300

U.S.



\$332,700

THAT WAS METTER'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/metter/**](https://almanacdata.ai/e/ga/metter/)

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