



Monticello, Georgia.

Current market data.

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

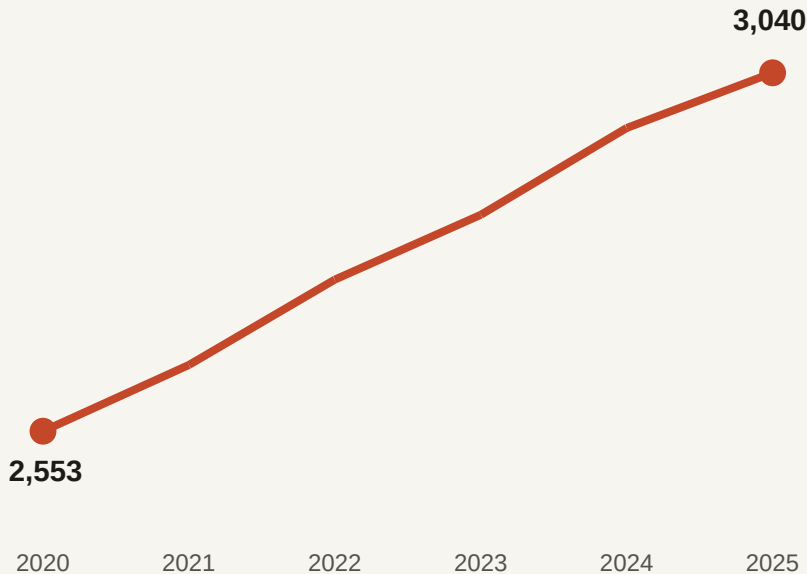


POPULATION

Growing. Up 19.1% since 2020.

3,040

people, the 204th-largest of Georgia's cities and towns.



THE WORKDAY

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

84.5%

of 1,388 jobs located in Monticello are filled by in-commuters.



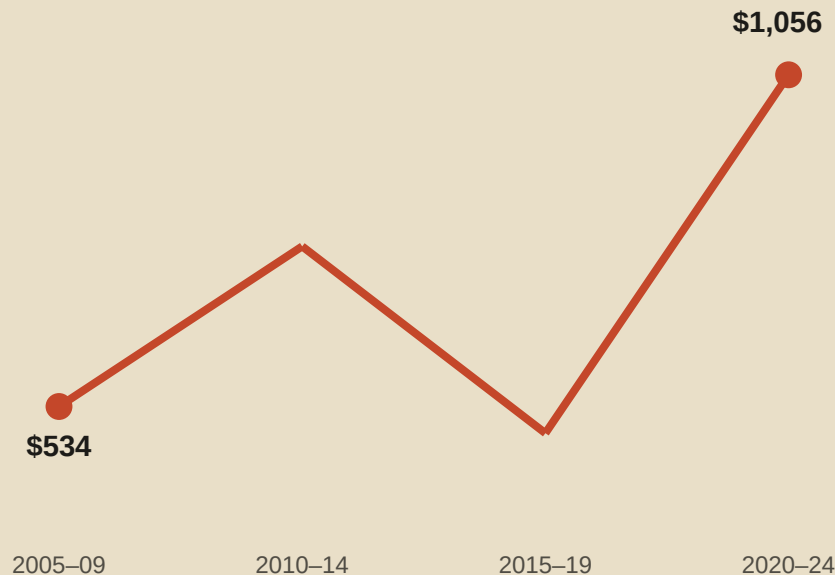
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

**Median rent is up 98%
since the 2005–2009
survey, before inflation.**

\$1,056

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



THE SEAM

Cross one tract line and median rent jumps \$142.

A \$142 gap between neighbors, the sharpest rent edge between adjacent tracts in Jasper County.

TRACT 105.03

\$875

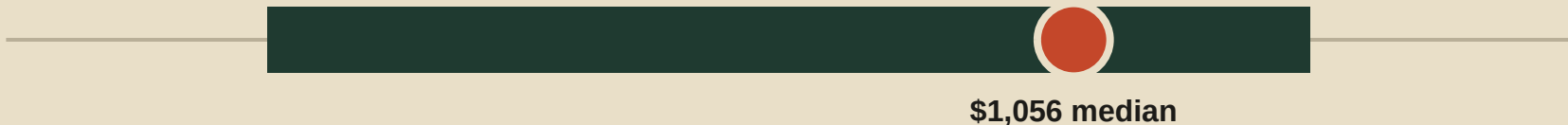
TRACT 105.02

\$1,017

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$762–\$1,142



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

78%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–1.3% to the 1,090 homes here.

2–14

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



HOME VALUE

A median home costs 44% less than Georgia's.

\$168,400

median home value in Monticello.

Monticello



\$168,400

Georgia



\$303,300

U.S.



\$332,700

THAT WAS MONTICELLO'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/monticello/**](https://almanacdata.ai/e/ga/monticello/)

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