



Nunez, Georgia.

Current market data.

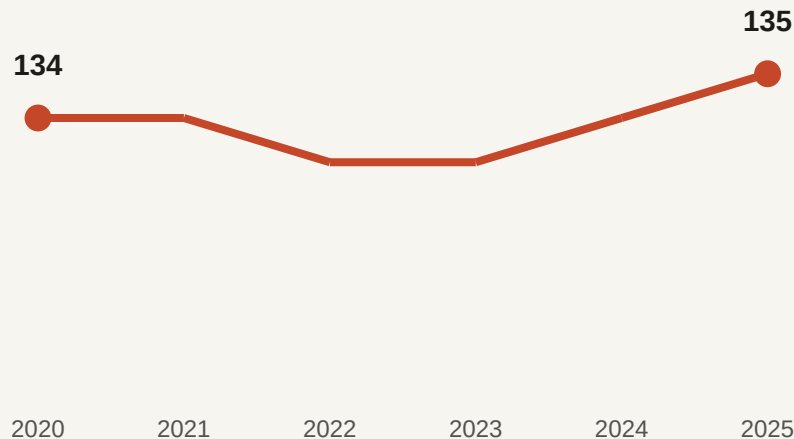
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

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

135

people, the 515th-largest of Georgia's cities and towns.



THE WORKDAY

Every job here goes to
someone who lives
somewhere else.

100.0%

of 6 jobs located in Nunez are filled by in-commuters.



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



RENT

Median rent is \$810 a month.

\$810

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



THE SEAM

Cross one tract line and median rent doubles.

A \$698 gap between neighbors, the sharpest rent edge between adjacent tracts in Emanuel County.

TRACT 9704.01

\$296

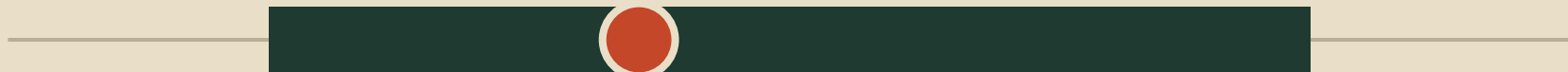
TRACT 9706.02

\$994

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$688–\$1,031



\$810 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

80%

of all homes were built before 2000



UNITS NEEDED

None of three estimates finds a housing shortfall here.

0

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



HOME VALUE

A median home costs 72% less than Georgia's.

\$84,300

median home value in Nunez.

Nunez



\$84,300

Georgia



\$303,300

U.S.



\$332,700

THAT WAS NUNEZ'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/nunez/**](https://almanacdata.ai/e/ga/nunez/)

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