



Smithville, Georgia.

Current market data.

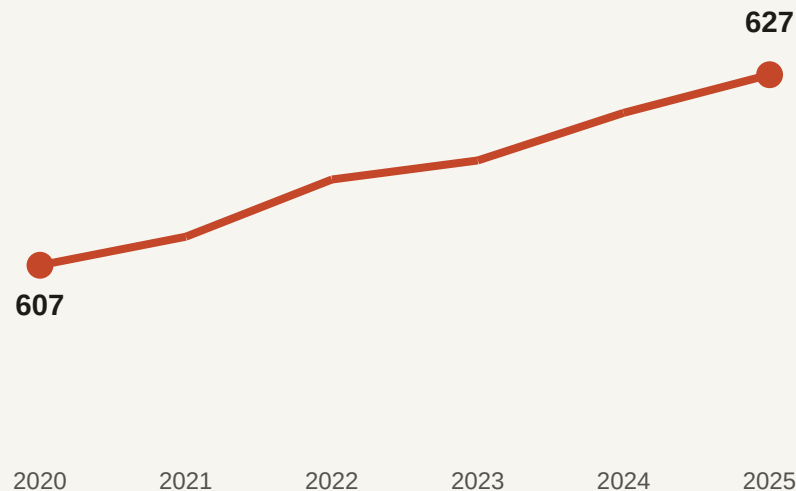
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.3% since 2020.

627

people, the 368th-largest of Georgia's cities and towns.



THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

97.1%

of 174 jobs located in Smithville are filled by in-commuters.



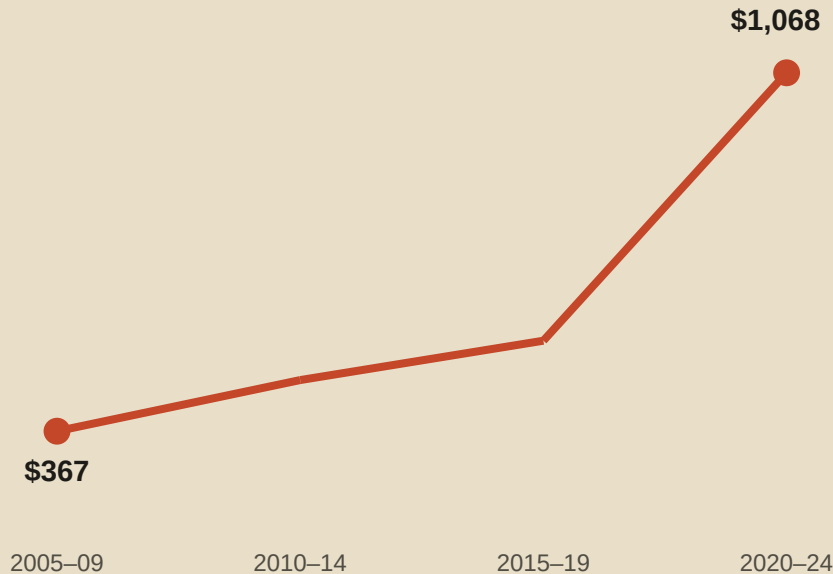
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 191%
since the 2005–2009
survey, before inflation.

\$1,068

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





THE SEAM

Cross one tract line and median rent doubles.

A \$1,016 gap between neighbors, the sharpest rent edge between adjacent tracts in Lee County.

TRACT 203.02

\$827

TRACT 204.03

\$1,843



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,044–\$1,566



\$1,068 median

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 0.5–1.0% to the 210 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 63% less than Georgia's.

\$111,500

median home value in Smithville.

Smithville



\$111,500

Georgia



\$303,300

U.S.



\$332,700

THAT WAS SMITHVILLE'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/smithville/**](https://almanacdata.ai/e/ga/smithville/)

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