



Woodbine, Georgia.

Current market data.

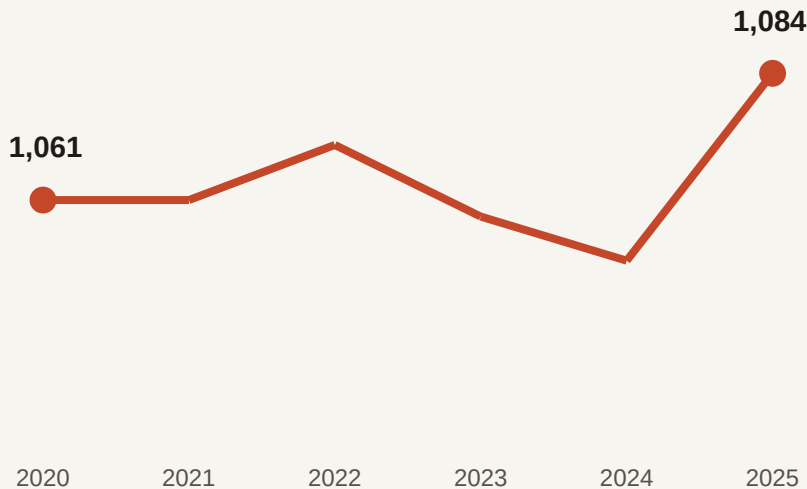
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 2.2% since 2020.

1,084

people, the 299th-largest of Georgia's cities and towns.



THE WORKDAY

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

94.3%

of 575 jobs located in Woodbine are filled by in-commuters.



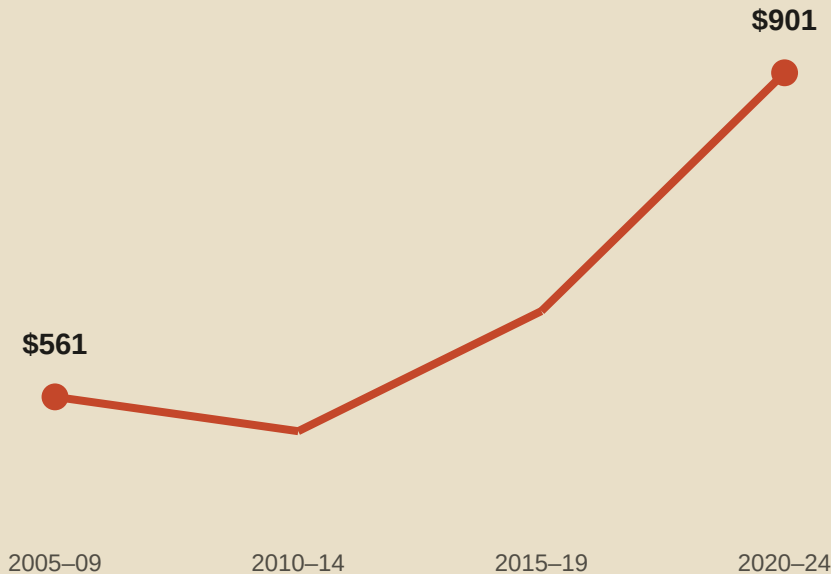
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 61%
since the 2005–2009
survey, before inflation.

\$901

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





THE SEAM

Cross one tract line and median rent doubles.

A \$1,069 gap between neighbors, the sharpest rent edge between adjacent tracts in Camden County.

TRACT 102.02

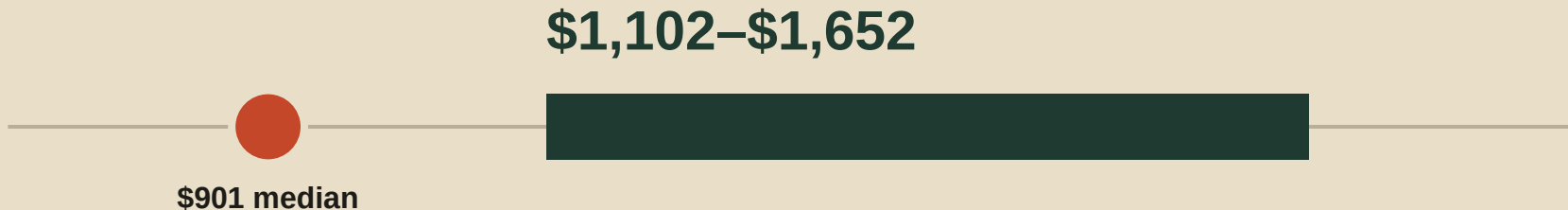
\$784

TRACT 104.06

\$1,853

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.

9

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

89%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.9% to the 675 homes here.

1–6

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



HOME VALUE

A median home costs 51% less than Georgia's.

\$149,400

median home value in Woodbine.

Woodbine



\$149,400

Georgia



\$303,300

U.S.



\$332,700

THAT WAS WOODBINE'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/woodbine/

The Almanac · your hyper-diligent research partner