



ZIP 30045, Dacula, Georgia.

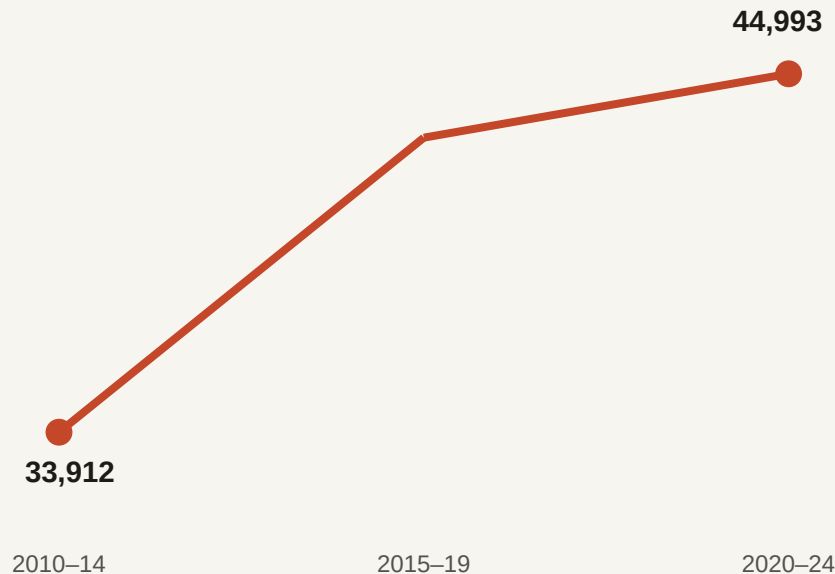
Current market data.

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

POPULATION

**44,993 people call ZIP
30045 home.**

44,993
people.



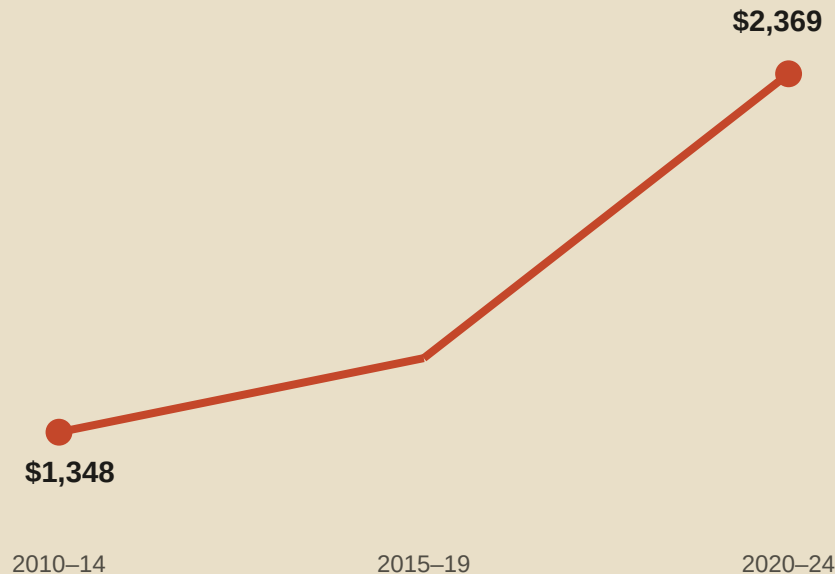


RENT

Median rent is up 76%
since the 2010–2014
survey, before inflation.

\$2,369

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

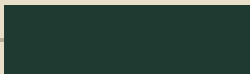




ROOM TO BUILD

The median rent is above what local wages can carry.

\$733–\$1,100



\$2,369 median

is the monthly rent range local workforce wages support.

BUILDING

34% of the housing here was built before 2000.

34%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.2–0.3% to the 14,156 homes here.

31–42

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



HOME VALUE

A median home costs 25% more than Georgia's.

\$377,800

median home value in ZIP 30045.

ZIP 30045



\$377,800

Georgia



\$303,300

U.S.



\$332,700

THAT WAS ZIP 30045'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/zip/30045/

The Almanac · your hyper-diligent research partner