ZIP 30803, Avera, Georgia.

Current market data.

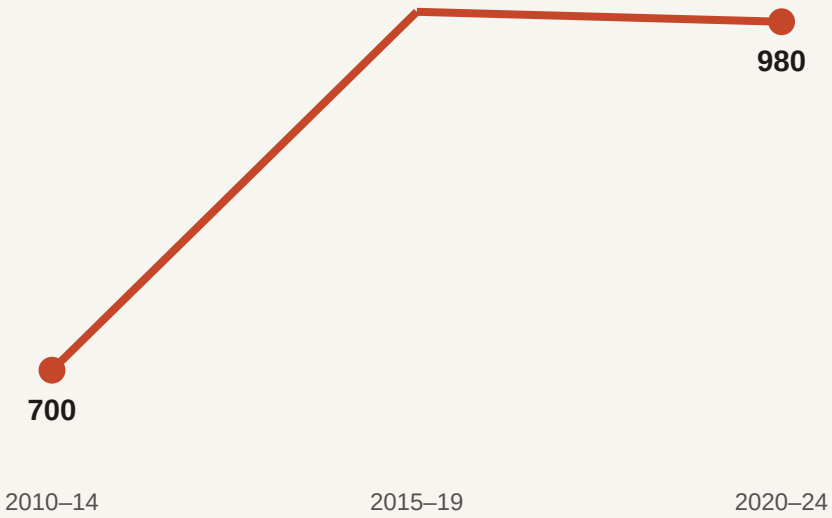
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

980 people call ZIP 30803 home.

980

people.



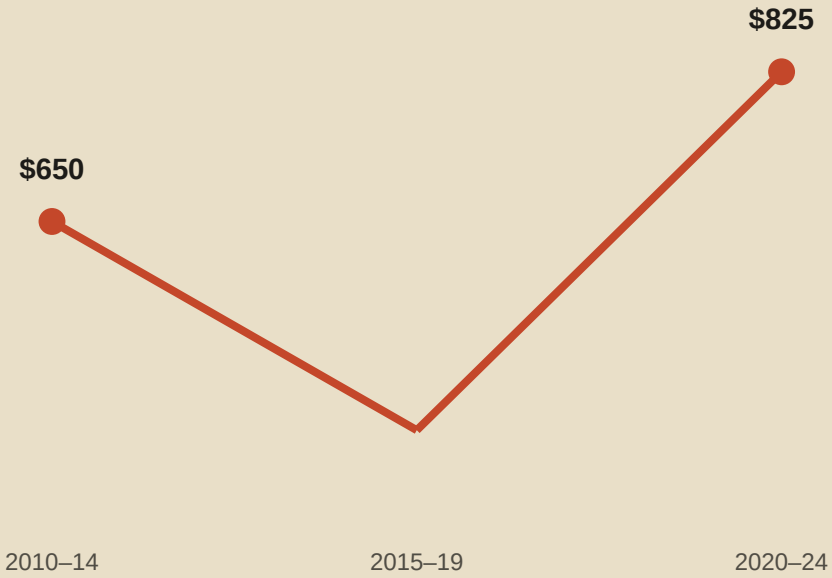
Source: Census ACS 5-year, 2020-2024

RENT

Median rent is up 27% since the 2010–2014 survey, before inflation.

$825

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



Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

The median rent is above what local wages can carry.

is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

Most of the housing here is older than 2000.

75%

of all homes were built before 2000

Source: Census ACS 5-year, 2020-2024

UNITS NEEDED

Closing the gap would add 0–0.3% to the 374 homes here.

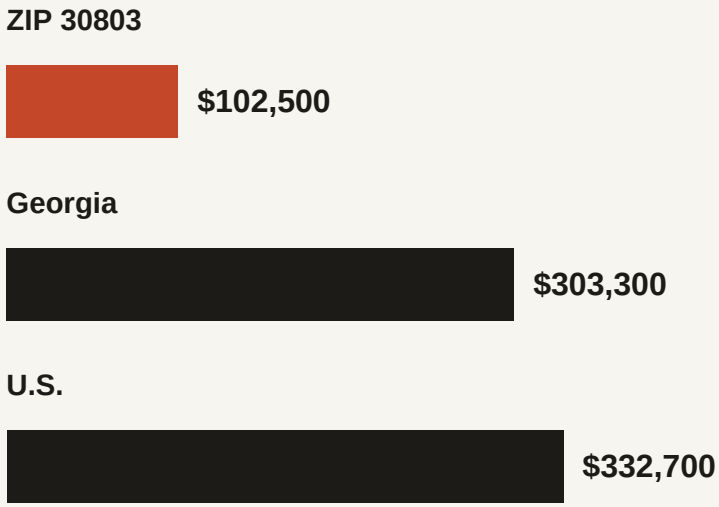
0–1

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

Source: Computed by the Almanac, 2023

HOME VALUE

A median home costs 66% less than Georgia's.



$102,500

median home value in ZIP 30803.

Source: Census ACS 5-year, 2020-2024

THAT WAS ZIP 30803'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/30803/**