

Single Family Residence **RESIDENTIAL**

# 85 BEETLE RUN

RICHMOND HILL, GA 31324

**\$461,503** TopHap Estimate · \$181 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026

**5**

BEDS

**3**

BATHS

**2,556 ft<sup>2</sup>**

LIVING AREA

**0.41 ac**

LOT SIZE

**2024**

YEAR BUILT

**2**

STORIES

**9**

ROOMS

## VALUATION

**\$462K**

\$425K low

\$498K high

Last Sale

**\$470,000 · Jun 20, 2024**

Est. Owner Equity

**\$16**

Loan-to-Value

**99%**

## TAX & ASSESSMENT

Property Tax

**\$4,638 (2025)**

Assessed Value

**\$182,680**

Previous Assessed

**\$16,480**

Assessor Market Value

**\$456,700**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Bryan                   |
| Lot (acres)   | 0.41                    |
| Foundation    | Masonry (Unspecified)   |
| Roof          | Composition Shingle     |
| Heating       | Heat Pump               |
| Cooling       | Yes                     |

Patio · 48 ft²

Porch · 190 ft²

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|--------|-----------------------|-----------|--------|--------|
| Jun 17, 2024 | Resale | Limited Warranty Deed | \$470,000 | \$184  | \$461K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| McAllister Elementary School | Elementary | PK-5   | 2.8 mi   |
| Richmond Hill Middle School  | Middle     | 6-8    | 4.2 mi   |
| Richmond Hill High School    | High       | 9-12   | 7.4 mi   |

District: Bryan County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

**NEIGHBORHOOD · ZIP 31324**

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>90</b><br>CRIME INDEX | <b>69</b><br>AIR POLLUTION | <b>39,790</b><br>POPULATION | <b>\$110K</b><br>MEDIAN IN-COME | <b>66°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|