

Single Family Residence

**RESIDENTIAL**

# 3 DRAFT ST

ROSSVILLE, GA 30741

**\$329,947** TopHap Estimate · \$159 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**3**

BATHS

**2,071 ft<sup>2</sup>**

LIVING AREA

**0.18 ac**

LOT SIZE

**2024**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$330K**

\$305K low

\$354K high

Last Sale

**\$318,790 · Nov 22, 2024**

Est. Owner Equity

**\$16,932**

Loan-to-Value

**95%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,785 (2025) |
| Assessed Value        | \$127,505      |
| Previous Assessed     | \$12,000       |
| Assessor Market Value | \$318,763      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Walker                  |
| Lot (acres)   | 0.18                    |
| Foundation    | Footing                 |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |

Patio · 80 ft²

Porch · 42 ft²

## CLIMATE RISK

22  
FLOOD

24  
WILDFIRE

89  
HEAT

95  
STORM

30  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|--------|-----------------------|-----------|--------|--------|
| Nov 21, 2024 | Resale | Limited Warranty Deed | \$318,790 | \$154  | \$313K |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Ridgeland High School         | High       | 9–12   | 0.4 mi   |
| Stone Creek Elementary School | Elementary | KG–5   | 0.6 mi   |
| Rossville Middle School       | Middle     | 6–8    | 1.1 mi   |

District: Walker 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 30741

|                                       |                                         |                                         |                                            |                                     |                                    |
|---------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>133</div> <div>CRIME INDEX</div> | <div>118</div> <div>AIR POLLUTION</div> | <div>31,945</div> <div>POPULATION</div> | <div>\$50K</div> <div>MEDIAN IN-COME</div> | <div>59°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|---------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

| OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|