

Single Family Residence **RESIDENTIAL**

2407 RUFUS RATCHFORD RD

GASTONIA, NC 28056

\$484,018 TopHap Estimate · \$288 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,680 ft²

LIVING AREA

4.29 ac

LOT SIZE

1965

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$484K

\$438K low

\$530K high

Last Sale

\$350,000 · Aug 4, 2021

Est. Owner Equity

\$234,018

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$2,555 (2025)
Assessed Value	\$393,890
Previous Assessed	\$357,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Gaston
Lot (acres)	4.29
Foundation	Footing
Roof	Shingle
Heating	Forced Air
Cooling	Yes
Pool	No

Porch · 210 ft²

CLIMATE RISK

1
FLOOD

11
WILDFIRE

89
HEAT

77
STORM

63
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 10, 2025	Financing	Intrafamily Transfer			
Aug 4, 2021	Resale	Warranty Deed	\$350,000	\$208	\$250K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Forestview High School	High	9–12	3.0 mi
W. A. Bess Elementary School	Elementary	PK–5	3.0 mi
Cramerton Middle School	Middle	6–8	3.5 mi

District: Gaston County Schools

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 28056

83 CRIME INDEX	97 AIR POLLUTION	39,962 POPULATION	\$86K MEDIAN IN-COME	60°F AVG TEMP	63% SUNSHINE
-------------------	---------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

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