

Single Family Residence

RESIDENTIAL

165 RIVER RIDGE DR

CARROLLTON, GA 30117

\$275,793

TopHap Estimate · \$182 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,518 ft²

LIVING AREA

0.52 ac

LOT SIZE

1988

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$276K

\$262K low

\$289K high

Last Sale

\$225,000 · Aug 3, 2021

Est. Owner Equity

\$62,043

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax	\$2,244 (2025)
Assessed Value	\$104,315
Previous Assessed	\$104,315
Assessor Market Value	\$260,787

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Carroll
Lot (acres)	0.52
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 101 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 3, 2021	Resale	Warranty Deed	\$225,000	\$148	\$214K
Jun 26, 2008	Quitclaim	Quit Claim Transfer			
Jun 26, 2008	Quitclaim	Quit Claim Transfer			
Jun 26, 2008	Resale	Warranty Deed	\$123,900	\$82	\$122K
Jun 26, 2008	Resale	Grant Deed	\$123,900	\$82	
Oct 2, 2007	Resale	Trustees Deed	\$75,147	\$50	
Oct 2, 2007	Resale	Grant Deed	\$75,147	\$50	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central High School	High	9–12	3.9 mi
Central Middle School	Middle	6–8	4.2 mi
Central Elementary School	Elementary	PK–5	4.4 mi

District: Carroll 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 30117

119 CRIME INDEX	84 AIR POLLUTION	40,595 POPULATION	\$65K MEDIAN IN- COME	61°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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