

Single Family Residence **RESIDENTIAL**

44 WILL RIDGE DR

RINGGOLD, GA 30736

\$497,539 TopHap Estimate · \$192 / ft² · confidence 96 · as of Jul 14, 2026



3

BATHS

2,585 ft²

LIVING AREA

0.61 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

VALUATION

\$498K

\$478K low

\$517K high

Last Sale

\$207,000 · May 27, 2010

Est. Owner Equity

\$331,939

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$3,674 (2025)
Assessed Value	\$203,661
Previous Assessed	\$195,482
Assessor Market Value	\$509,152

PROPERTY FACTS

Property Type	Single Family Residence
County	Catoosa
Lot (acres)	0.61
Foundation	Concrete
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 128 ft²

Porch · 320 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 27, 2010	Resale	Grant Deed	\$207,000	\$80	\$166K
Jan 5, 2010	Non-arms-length	Trustees Deed	\$210,000	\$81	
Jan 5, 2010	Non-arms-length	Grant Deed	\$210,000	\$81	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Boyton Elementary School	Elementary	PK–5	1.2 mi
Heritage High School	High	9–12	1.4 mi
Heritage Middle School	Middle	6–8	1.6 mi

District: Catoosa 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 30736

88 CRIME INDEX	116 AIR POLLUTION	45,340 POPULATION	\$82K MEDIAN IN-COME	59°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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