

Single Family Residence

**RESIDENTIAL**

# 3207 RIVER ROCK PL

WOODSTOCK, GA 30188

**\$378,049** TopHap Estimate · \$250 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,510 ft<sup>2</sup>**

LIVING AREA

**0.38 ac**

LOT SIZE

**1988**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$378K**

\$353K low

\$403K high

Est. Owner Equity

**\$244,329**

Loan-to-Value

**35%**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$637 (2025) |
| Assessed Value        | \$136,095    |
| Previous Assessed     | \$125,975    |
| Assessor Market Value | \$340,238    |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | Cherokee                |
| Lot (acres)   | 0.38                    |
| Foundation    | Footing                 |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Patio · 128 ft²

Porch · 404 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|---------------------|-----------|--------|--------|
| Sep 6, 2019  | Quitclaim         | Quit Claim Transfer |           |        | \$134K |
| Apr 15, 2010 | Resale            | Grant Deed          | \$127,900 | \$85   |        |
| Dec 4, 2007  | Recorded document | Grant Deed          |           |        |        |
| Dec 4, 2007  | Non-arms-length   | Trustees Deed       | \$152,181 | \$101  |        |
| Dec 4, 2007  | Non-arms-length   | Grant Deed          | \$152,181 | \$101  |        |
| Dec 4, 2007  | Non-arms-length   | Grant Deed          | \$152,181 | \$101  |        |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Arnold Mill Elementary School | Elementary | KG–5   | 0.9 mi   |
| Mill Creek Middle School      | Middle     | 6–8    | 1.5 mi   |
| River Ridge High School       | High       | 9–12   | 1.6 mi   |

District: Cherokee 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 30188

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>89</b><br>CRIME INDEX | <b>85</b><br>AIR POLLUTION | <b>73,075</b><br>POPULATION | <b>\$101K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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