

Single Family Residence **RESIDENTIAL**

121 RIVER RIDGE RD

CARNESVILLE, GA 30521

\$265,757 TopHap Estimate · \$151 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,764 ft²

LIVING AREA

1.18 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$266K

\$254K low

\$277K high

Last Sale

\$85,000 · Sep 8, 2011

Est. Owner Equity

\$151,757

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$1,879 (2025)
Assessed Value	\$83,320
Previous Assessed	\$72,268
Assessor Market Value	\$208,300

PROPERTY FACTS

Property Type	Single Family Residence
County	Franklin
Lot (acres)	1.18
Foundation	Masonry (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Deck · 192 ft²

Porch · 140 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 8, 2011	Resale	Grant Deed	\$85,000	\$48	\$93K
Sep 8, 2011	Resale	Grant Deed	\$85,000	\$48	\$93K
Mar 3, 2011	Non-arms-length	Grant Deed	\$87,701	\$50	
Mar 1, 2011	Non-arms-length	Trustees Deed	\$87,701	\$50	
Jun 30, 2011	Non-arms-length	Grant Deed	\$87,701	\$50	
Jun 30, 2011	Non-arms-length	Grant Deed	\$87,701	\$50	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Franklin County High School	High	9–12	4.1 mi
Royston Elementary School	Elementary	KG–5	4.3 mi
Franklin County Middle School	Middle	6–8	6.0 mi

District: Franklin 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 30521

93 CRIME INDEX	89 AIR POLLUTION	6,630 POPULATION	\$62K 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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