

Single Family Residence **RESIDENTIAL**

3816 RIVERS RUN TRCE NW

ACWORTH, GA 30101

\$278,813 TopHap Estimate · \$190 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,464 ft²

LIVING AREA

0.22 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$279K

\$254K low

\$304K high

Last Sale

\$137,500 · Aug 11, 2004

Est. Owner Equity

\$132,558

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$2,821 (2025)
Assessed Value	\$121,368
Previous Assessed	\$233,550
Assessor Market Value	\$303,420

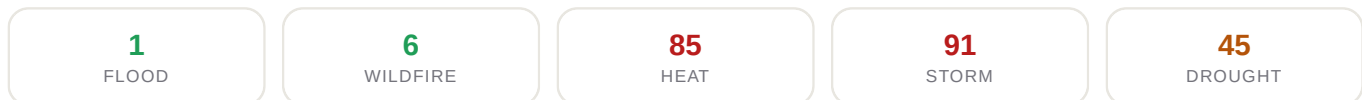
PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cobb
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 120 ft²

Porch · 20 ft²

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 25, 2009	Non-arms-length	Warranty Deed	\$130,000	\$89	\$128K
Aug 2, 2004	Resale	Warranty Deed	\$137,500	\$94	\$124K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Barber Middle School	Middle	6–8	1.1 mi
McCall Primary School	Elementary	KG–1	2.2 mi
North Cobb High School	High	9–12	2.4 mi

District: Cobb 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 30101

65 CRIME INDEX	84 AIR POLLUTION	65,552 POPULATION	\$113K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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