

Single Family Residence

**RESIDENTIAL**

# 682 RIVER BEND RD

RICHMOND HILL, GA 31324

**\$511,752** TopHap Estimate · \$161 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**3,171 ft<sup>2</sup>**

LIVING AREA

**0.56 ac**

LOT SIZE

**2004**

YEAR BUILT

**2**

STORIES

**10**

ROOMS

## VALUATION

**\$512K**

\$466K low

\$557K high

Est. Owner Equity

**\$226,952**

Loan-to-Value

**55%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,173 (2025) |
| Assessed Value        | \$185,700      |
| Previous Assessed     | \$184,100      |
| Assessor Market Value | \$464,250      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Bryan                                 |
| Lot (acres)   | 0.56                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Pier/Post & Beam                      |
| Roof          | Composition Shingle                   |
| Heating       | Heat Pump                             |
| Cooling       | Yes                                   |
| Fireplace     | Yes                                   |
| Pool          | Yes                                   |

Deck · 348 ft²

Patio · 192 ft²

Porch · 35 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED | PRICE | \$/FT² | LOAN |
|--------------|-----------|------|-------|--------|------|
| Jan 17, 2012 | Financing | Deed |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Richmond Hill High School    | High       | 9–12   | 2.7 mi   |
| Richmond Hill Primary School | Elementary | PK–1   | 2.9 mi   |
| Richmond Hill Middle School  | Middle     | 6–8    | 5.1 mi   |

District: Bryan 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 31324

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>90</div> <div>CRIME INDEX</div> | <div>69</div> <div>AIR POLLUTION</div> | <div>39,790</div> <div>POPULATION</div> | <div>\$110K</div> <div>MEDIAN IN-COME</div> | <div>66°F</div> <div>AVG TEMP</div> | <div>62%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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