

Single Family Residence **RESIDENTIAL**

# 3289 RUSTY RUN

POWDER SPRINGS, GA 30127

**\$405,492** TopHap Estimate · \$169 / ft<sup>2</sup> · confidence 98 · as of Jul 14, 2026



**5**

BEDS

**3**

BATHS

**2,394 ft<sup>2</sup>**

LIVING AREA

**0.45 ac**

LOT SIZE

**1994**

YEAR BUILT

**2**

STORIES

**9**

ROOMS

**2**

PARKING

## VALUATION

**\$405K**

\$398K low

\$413K high

Last Sale

**\$310,000 · Jun 17, 2019**

Est. Owner Equity

**\$107,492**

Loan-to-Value

**70%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,241 (2025) |
| Assessed Value        | \$173,960      |
| Previous Assessed     | \$358,740      |
| Assessor Market Value | \$434,900      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Split Level             |
| County        | Cobb                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Heat Pump               |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Patio · 144 ft²

Porch · 280 ft²

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 19<br>WILDFIRE | 85<br>HEAT | 94<br>STORM | 45<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED               | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|--------------------|-----------|--------|--------|
| May 17, 2019 | Financing         | Trustees Deed      |           |        | \$50K  |
| Jun 17, 2019 | Resale            | Grant Deed         | \$310,000 | \$129  | \$248K |
| Sep 22, 2014 | Resale            | Grant Deed         | \$214,900 | \$90   | \$160K |
| Jun 23, 2009 | Recorded document | Affidavit Of Death |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Dowell Elementary School | Elementary | KG–5   | 1.0 mi   |
| Lovinggood Middle School | Middle     | 6–8    | 2.2 mi   |
| Hillgrove High School    | High       | 9–12   | 2.2 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 30127

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>57</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>72,807</b><br>POPULATION | <b>\$108K</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> |
|-----------|-----------------------|