

Single Family Residence **RESIDENTIAL**

8980 RIVER RUN

ATLANTA, GA 30350

\$1,102,484 TopHap Estimate · \$273 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

4,037 ft²

LIVING AREA

1.06 ac

LOT SIZE

1970

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$1.1M

\$1M low

\$1.2M high

Last Sale

\$935,000 · May 10, 2022

Est. Owner Equity

\$602,484

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$6,207 (2024)
Assessed Value	\$407,240
Previous Assessed	\$366,800
Assessor Market Value	\$1,018,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Porch · 28 ft²

CLIMATE RISK

1
FLOOD

14
WILDFIRE

85
HEAT

95
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 29, 2022	Resale	Warranty Deed	\$935,000	\$232	
May 23, 2012	Resale	Warranty Deed	\$369,100	\$91	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sandy Springs Middle School	Middle	6–8	1.1 mi
Ison Springs Elementary School	Elementary	PK–5	1.4 mi
North Springs High School	High	9–12	2.8 mi

District: Fulton 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 30350

86 CRIME INDEX	87 AIR POLLUTION	37,215 POPULATION	\$100K MEDIAN IN-COME	60°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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