

Single Family Residence **RESIDENTIAL**

2395 RIVER RUN DR

DOUGLASVILLE, GA 30135

\$285,438 TopHap Estimate · \$185 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,540 ft²

LIVING AREA

0.82 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

VALUATION

\$285K

\$249K low

\$322K high

Last Sale

\$285,000 · May 15, 2025

Est. Owner Equity

\$5,601

Loan-to-Value

99%

TAX & ASSESSMENT

Property Tax	\$2,114 (2024)
Assessed Value	\$68,640
Previous Assessed	\$68,640
Assessor Market Value	\$171,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Entry
County	Douglas
Construction	Wood Frame
Foundation	Masonry (Unspecified)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck · 42 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 15, 2025	Resale	Warranty Deed	\$285,000	\$185	\$280K
Nov 25, 2024	Resale	Warranty Deed	\$239,300	\$155	
Nov 25, 2024	Quitclaim	Quit Claim Transfer			
Jul 12, 2002	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
New Manchester Elementary School	Elementary	PK–5	0.6 mi
Factory Shoals Middle School	Middle	6–8	1.7 mi
New Manchester High School	High	9–12	1.7 mi

District: Douglas 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 30135

75 CRIME INDEX	79 AIR POLLUTION	70,355 POPULATION	\$99K MEDIAN IN-COME	61°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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