

Residential - Vacant Land

RESIDENTIAL

45 PRATER RD

ROSSVILLE, GA 30741



2

BATHS

1,770 ft²

LIVING AREA

2.14 ac

LOT SIZE

1946

YEAR BUILT

1

STORIES

TAX & ASSESSMENT

Property Tax	\$309 (2025)
Assessed Value	\$16,254
Previous Assessed	\$16,254
Assessor Market Value	\$40,634

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	Catoosa
Lot (acres)	2.14

Heating	Central
Cooling	Central

Deck · 72 ft²

Porch · 30 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Side Elementary School	Elementary	PK–5	1.2 mi
Lakeview-Fort Oglethorpe High School	High	9–12	2.4 mi
Lakeview Middle School	Middle	6–8	2.4 mi

District: Catoosa 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 30741

133 CRIME INDEX	118 AIR POLLUTION	31,945 POPULATION	\$50K MEDIAN IN-COME	59°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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