

Single Family Residence **RESIDENTIAL**

263 RIVERBEND TRL

DOUGLASVILLE, GA 30134

\$331,659 TopHap Estimate · \$172 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,924 ft²

LIVING AREA

2.6 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$332K

\$318K low

\$346K high

Last Sale

\$201,600 · Dec 4, 2019

Est. Owner Equity

\$133,810

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$2,924 (2024)
Assessed Value	\$120,776
Previous Assessed	\$130,496
Assessor Market Value	\$301,940

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	Paulding
Lot (acres)	2.60
Foundation	Concrete
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Pool	Yes

Deck · 300 ft²

Patio · 144 ft²

Porch · 216 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 4, 2019	Resale	Grant Deed	\$201,500	\$105	\$198K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
South Paulding High School	High	9–12	0.7 mi
Dugan Elementary School	Elementary	KG–5	0.8 mi
Austin Middle School	Middle	6–8	1.1 mi

District: Paulding 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 30134

94 CRIME INDEX	82 AIR POLLUTION	48,795 POPULATION	\$78K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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