

Duplex (2 Units, Any Combination) **RESIDENTIAL**

1112 RIVERBEND DR
DALTON, GA 30721



2

BATHS

1,008 ft²

LIVING AREA

0.38 ac

LOT SIZE

1958

YEAR BUILT

1

STORIES

VALUATION

Last Sale

\$330,000 · Mar 16, 2026

TAX & ASSESSMENT

Property Tax	\$483 (2025)
Assessed Value	\$47,654
Previous Assessed	\$47,654
Assessor Market Value	\$119,136

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Duplex Single
County	WHITFIELD
Lot (acres)	0.38
Roof	Metal
Heating	Baseboard
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 184 ft²

CLIMATE RISK

1 FLOOD	23 WILDFIRE	90 HEAT	96 STORM	27 DROUGHT
------------	----------------	------------	-------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 20, 2026	Financing	Mortgage			\$38M
Mar 9, 2026	Quitclaim	Quit Claim Transfer			
Mar 13, 2026	Resale	Warranty Deed	\$330,000	\$327	\$324K
Jan 19, 2006	Financing	Trustees Deed			\$145K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
City Park Elementary School	Elementary	PK–5	1.7 mi
Dalton Middle School	Middle	6–8	2.4 mi
Dalton High School	High	9–12	2.6 mi

District: Dalton City 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 30721

106 CRIME INDEX	107 AIR POLLUTION	54,127 POPULATION	\$57K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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