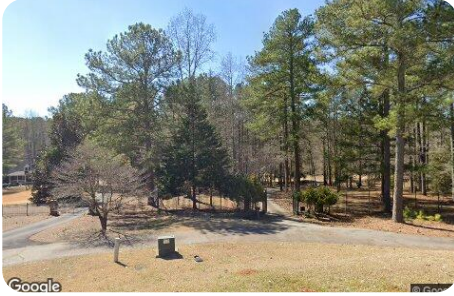


Single Family Residence **RESIDENTIAL**

1200 RIVER RUN

BISHOP, GA 30621

\$1,189,255 TopHap Estimate · \$273 / ft² · confidence 91 · as of Jul 14, 2026



4,358 ft²
LIVING AREA

5.08 ac
LOT SIZE

1996
YEAR BUILT

2
STORIES

4
PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Last Sale

\$829,000 · Nov 16, 2021

Est. Owner Equity

\$1,189,255

TAX & ASSESSMENT

Property Tax	\$8,880 (2025)
Assessed Value	\$489,361
Previous Assessed	\$468,098
Assessor Market Value	\$1,223,403

PROPERTY FACTS

Property Type	Single Family Residence
County	Oconee
Lot (acres)	5.08
Construction	Brick
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Deck · 800 ft²

Porch · 644 ft²

CLIMATE RISK

100
FLOOD

19
WILDFIRE

86
HEAT

91
STORM

54
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 16, 2021	Resale	Limited Warranty Deed	\$829,000	\$190	
Apr 20, 2020	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
High Shoals Elementary School	Elementary	KG–5	2.1 mi
Oconee County High School	High	9–12	4.5 mi
Oconee County Middle School	Middle	6–8	5.6 mi

District: Oconee 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 30621

80 CRIME INDEX	72 AIR POLLUTION	6,371 POPULATION	\$118K MEDIAN IN-COME	62°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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