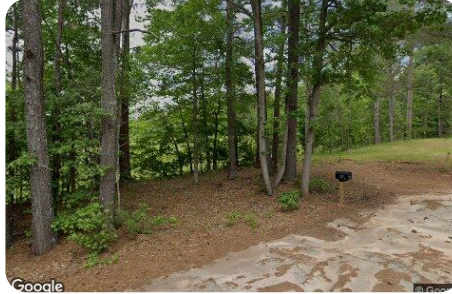


Single Family Residence **RESIDENTIAL**

60 RIVERSIDE CT

CARROLLTON, GA 30117

\$294,122 TopHap Estimate · \$178 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,650 ft²

LIVING AREA

0.39 ac

LOT SIZE

2024

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$294K

\$265K low

\$323K high

Last Sale

\$285,000 · Oct 13, 2025

Est. Owner Equity

\$39,122

Loan-to-Value

87%

TAX & ASSESSMENT

Property Tax	\$2,792 (2025)
Assessed Value	\$124,827
Previous Assessed	\$124,827
Assessor Market Value	\$312,067

PROPERTY FACTS

Property Type	Single Family Residence
County	Carroll
Lot (acres)	0.39
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Carport (Unspecified)

CLIMATE RISK

1
FLOOD

31
WILDFIRE

88
HEAT

81
STORM

18
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 19, 2025	Resale	Warranty Deed	\$285,000	\$173	\$255K
Mar 7, 2025	Financing	Limited Warranty Deed			\$239K
Sep 5, 2024	Financing	Warranty Deed			\$208K
Jun 8, 2020	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bowdon Middle School	Middle	6–8	6.9 mi
Bowdon Elementary School	Elementary	PK–5	8.9 mi
Bowdon High School	High	9–12	9.2 mi

District: Carroll 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 30117

119 CRIME INDEX	84 AIR POLLUTION	40,595 POPULATION	\$65K MEDIAN IN-COME	61°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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