

Single Family Residence **RESIDENTIAL**

2046 RUFUS RATCHFORD RD

GASTONIA, NC 28056

\$336,499 TopHap Estimate · \$119 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,816 ft²

LIVING AREA

1.06 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$336K

\$312K low

\$361K high

Est. Owner Equity

\$336,499

TAX & ASSESSMENT

Property Tax	\$1,688 (2025)
Assessed Value	\$471,810
Previous Assessed	\$471,810

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	Gaston
Lot (acres)	1.06
Foundation	Footing
Roof	Shingle
Heating	Forced Air
Cooling	Yes
Pool	Yes

Porch · 100 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 4, 2008	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
W. A. Bess Elementary School	Elementary	PK–5	2.5 mi
Forestview High School	High	9–12	2.6 mi
Cramerton Middle School	Middle	6–8	2.7 mi

District: Gaston County Schools

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 28056

83 CRIME INDEX	97 AIR POLLUTION	39,962 POPULATION	\$86K MEDIAN IN-COME	60°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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