

Single Family Residence **RESIDENTIAL**

2444 HOLSTON RIVER DR

RUTLEDGE, TN 37861

\$677,108 TopHap Estimate · \$231 / ft² · confidence 85 · as of Jul 14, 2026



3

BATHS

2,925 ft²

LIVING AREA

4.29 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

5

PARKING

VALUATION

\$677K

\$576K low

\$778K high

Last Sale

\$75,000 · Oct 9, 2015

Est. Owner Equity

\$647,108

Loan-to-Value

5%

TAX & ASSESSMENT

Property Tax	\$3,044 (2025)
Assessed Value	\$129,525
Previous Assessed	\$129,525
Assessor Market Value	\$518,100

PROPERTY FACTS

Property Type	Single Family Residence
County	Grainger
Lot (acres)	4.29
Foundation	Footing
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Garage	Mixed
Pool	Yes

Shed · 480 ft²

Pool house

Porch · 1,124 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 26, 2003	Resale	Grant Deed	\$33,000	\$11	
Aug 26, 2003	Resale	Grant Deed	\$55,000	\$19	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Joppa Elementary School	Elementary	PK–6	5.8 mi
Grainger Academy	High	9–12	8.4 mi
Rutledge Middle School	Middle	7–8	8.5 mi

District: Grainger 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 37861

120 CRIME INDEX	114 AIR POLLUTION	9,741 POPULATION	\$51K MEDIAN IN-COME	57°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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