

Single Family Residence **RESIDENTIAL**

91 AVIATION DR

ROSSVILLE, GA 30741

\$302,404 TopHap Estimate · \$210 / ft² · confidence 93 · as of Jul 14, 2026



2

BATHS

1,438 ft²

LIVING AREA

0.17 ac

LOT SIZE

2012

YEAR BUILT

1

STORIES

VALUATION

\$302K

\$282K low

\$323K high

Last Sale

\$275,000 · Apr 8, 2022

Est. Owner Equity

\$35,654

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$2,880 (2025)
Assessed Value	\$128,207
Previous Assessed	\$128,207
Assessor Market Value	\$320,517

PROPERTY FACTS

Property Type	Single Family Residence
County	Catoosa
Lot (acres)	0.17
Construction	Brick
Foundation	Footing
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 104 ft²

Porch · 225 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 8, 2022	Resale	Warranty Deed	\$275,000	\$191	\$267K
Feb 3, 2022	Resale	Warranty Deed	\$240,000	\$167	
Feb 14, 2018	Resale	Warranty Deed	\$159,100	\$111	\$151K
Mar 27, 2015	Resale	Warranty Deed	\$142,000	\$99	\$123K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Side Elementary School	Elementary	PK–5	0.9 mi
Lakeview Middle School	Middle	6–8	2.0 mi
Lakeview-Fort Oglethorpe High School	High	9–12	2.1 mi

District: Catoosa 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 30741

133 CRIME INDEX	118 AIR POLLUTION	31,945 POPULATION	\$50K MEDIAN IN-COME	59°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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