

Single Family Residence **RESIDENTIAL**

122 RUE BEAU RIVAGE

LAVONIA, GA 30553

\$492,076 TopHap Estimate · \$270 / ft² · confidence 94 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,824 ft²
LIVING AREA

2002
YEAR BUILT

1
STORIES

5
ROOMS

VALUATION

\$492K

\$461K low

\$524K high

Est. Owner Equity

\$492,076

TAX & ASSESSMENT

Property Tax	\$4,303 (2025)
Assessed Value	\$186,212
Previous Assessed	\$159,556
Assessor Market Value	\$465,529

PROPERTY FACTS

Property Type	Single Family Residence
County	Franklin
Foundation	Masonry (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 1,104 ft²

Boat access

CLIMATE RISK

45
FLOOD

9
WILDFIRE

87
HEAT

93
STORM

50
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lavonia Elementary School	Elementary	KG–5	5.2 mi
Franklin County Middle School	Middle	6–8	10.1 mi
Franklin County High School	High	9–12	12.4 mi

District: Franklin 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 30553

127 CRIME INDEX	90 AIR POLLUTION	8,765 POPULATION	\$54K MEDIAN IN-COME	61°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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