

Single Family Residence **RESIDENTIAL**

35 RIVER VIEW CT

LAVONIA, GA 30553

\$310,533 TopHap Estimate · \$171 / ft² · confidence 88 · as of Jul 14, 2026

3
BEDS

2
BATHS

1,813 ft²
LIVING AREA

0.8 ac
LOT SIZE

1995
YEAR BUILT

1
STORIES

6
ROOMS

VALUATION

\$311K

\$274K low

\$347K high

Est. Owner Equity

\$78,313

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$1,640 (2025)
Assessed Value	\$90,981
Previous Assessed	\$81,287
Assessor Market Value	\$227,452

PROPERTY FACTS

Property Type	Single Family Residence
County	Franklin
Lot (acres)	0.80
Foundation	Masonry (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 132 ft²

Boat access

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lavonia Elementary School	Elementary	KG–5	5.7 mi
Franklin County Middle School	Middle	6–8	9.9 mi
Franklin County High School	High	9–12	12.3 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

Owner occupied