

Single Family Residence

**RESIDENTIAL**

# 1403 FLANNERY ST SW

ROME, GA 30161

**\$185,007** TopHap Estimate · \$137 / ft<sup>2</sup> · confidence 82 · as of Jul 14, 2026



**2**

BATHS

**1,348 ft<sup>2</sup>**

LIVING AREA

**0.17 ac**

LOT SIZE

**1961**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$185K**

\$152K low

\$218K high

Last Sale

**\$185,000 · Oct 22, 2024**

Est. Owner Equity

**\$3,358**

Loan-to-Value

**98%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,741 (2025) |
| Assessed Value        | \$76,672       |
| Previous Assessed     | \$19,748       |
| Assessor Market Value | \$191,680      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Floyd                   |
| Lot (acres)   | 0.17                    |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Porch · 124 ft²

## CLIMATE RISK

1

FLOOD

14

WILDFIRE

84

HEAT

85

STORM

31

DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|--------|-----------------------|-----------|--------|--------|
| Oct 21, 2024 | Resale | Limited Warranty Deed | \$185,000 | \$137  | \$182K |
| May 23, 2023 | Resale | Warranty Deed         | \$5,000   | \$4    |        |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Anna K. Davie Elementary School | Elementary | PK–6   | 1.1 mi   |
| Rome High School                | High       | 9–12   | 3.6 mi   |
| Rome Middle School              | Middle     | 7–8    | 3.8 mi   |

District: Rome City 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 30161

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>115</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>36,791</b><br>POPULATION | <b>\$64K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|