

Seasonal, Cabin, Vacation Residence **RESIDENTIAL**

5 RIVER MEADOW LN
BLUE RIDGE, GA 30513



2

BATHS

2,632 ft²

LIVING AREA

0.77 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

TAX & ASSESSMENT

Property Tax	\$2,932 (2025)
Assessed Value	\$323,133
Previous Assessed	\$323,133
Assessor Market Value	\$807,833

PROPERTY FACTS

Property Type	Seasonal, Cabin, Vacation Residence
Style	Tlog Home
County	Fannin

Lot (acres)	0.77
Construction	Log
Foundation	Masonry (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 360 ft²

Patio · 98 ft²

Porch · 624 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 29, 2025	Financing	Warranty Deed			
Aug 12, 2013	Resale	Warranty Deed	\$280,000	\$106	\$224K
Feb 17, 2006	Resale	Deed	\$325,000	\$123	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County Middle School	Middle	6–8	2.6 mi
Fannin County High School	High	9–12	4.3 mi
West Fannin Elementary School	Elementary	KG–5	5.4 mi

District: Fannin 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 30513

125 CRIME INDEX	104 AIR POLLUTION	12,417 POPULATION	\$57K MEDIAN IN- COME	55°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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