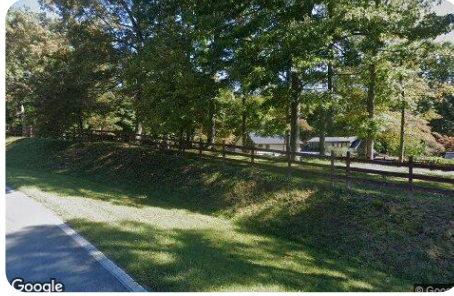


Single Family Residence **RESIDENTIAL**

33 RIVER RIDGE RD

BLUE RIDGE, GA 30513

\$608,233 TopHap Estimate · \$211 / ft² · confidence 91 · as of Jul 14, 2026



2

BATHS

2,886 ft²

LIVING AREA

10.16 ac

LOT SIZE

1976

YEAR BUILT

1

STORIES

VALUATION

\$608K

\$554K low

\$663K high

Est. Owner Equity

\$188,233

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$1,179 (2025)
Assessed Value	\$168,451
Previous Assessed	\$168,451
Assessor Market Value	\$421,128

PROPERTY FACTS

Property Type	Single Family Residence
Style	Tlog Home
County	Fannin
Lot (acres)	10.16
Construction	Log
Foundation	Masonry (Unspecified)
Roof	Metal
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 64 ft²

Patio · 64 ft²

Porch · 580 ft²

CLIMATE RISK

1

FLOOD

26

WILDFIRE

80

HEAT

98

STORM

17

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 19, 2021	Financing	Warranty Deed			\$405K
Nov 14, 2011	Non-arms-length	Intrafamily Transfer	\$15,227	\$5	
Jun 28, 2007	Resale	Deed	\$20,000	\$7	\$21K
Feb 7, 2006	Resale	Deed	\$45,600	\$16	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County High School	High	9–12	6.7 mi
Fannin County Middle School	Middle	6–8	6.8 mi
Blue Ridge Elementary School	Elementary	PK–5	7.4 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	Owner occupied
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