

Residential - Vacant Land

RESIDENTIAL

805 RIVER RIDGE RD

BLUE RIDGE, GA 30513

\$354,289 TopHap Estimate · \$136 / ft² · confidence 89 · as of Jul 14, 2026

2

BATHS

2,604 ft²

LIVING AREA

3.4 ac

LOT SIZE

1981

YEAR BUILT

1

STORIES

VALUATION

\$354K

\$315K low

\$394K high

Est. Owner Equity

\$354,289

TAX & ASSESSMENT

Property Tax	\$219 (2025)
Assessed Value	\$24,116
Previous Assessed	\$24,116
Assessor Market Value	\$60,290

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	Fannin
Lot (acres)	3.40
Heating	None
Fireplace	Yes
Pool	No

Deck · 1,184 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 15, 2015	Financing	Warranty Deed			
Nov 9, 2006	Financing	Intrafamily Transfer			
Nov 6, 2006	Financing	Intrafamily Transfer			
Nov 6, 2006	Financing	Intrafamily Transfer			
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ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County High School	High	9–12	7.0 mi
Fannin County Middle School	Middle	6–8	7.1 mi
Blue Ridge Elementary School	Elementary	PK–5	7.7 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.