

Single Family Residence **RESIDENTIAL**

471 RIVERVIEW CIR

BLUE RIDGE, GA 30513

\$1,150,890 TopHap Estimate · \$345 / ft² · confidence 84 · as of Jul 14, 2026



4

BATHS

3,336 ft²

LIVING AREA

2.01 ac

LOT SIZE

2020

YEAR BUILT

1

STORIES

VALUATION

\$1.2M

\$963K low

\$1.3M high

Est. Owner Equity

\$944,890

Loan-to-Value

19%

TAX & ASSESSMENT

Property Tax	\$1,288 (2025)
Assessed Value	\$289,275
Previous Assessed	\$289,275
Assessor Market Value	\$723,187

PROPERTY FACTS

Property Type	Single Family Residence
County	Fannin
Lot (acres)	2.01
Foundation	Masonry (Unspecified)
Roof	Metal
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 24 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 11, 2020	Financing	Warranty Deed			
Oct 15, 2018	Resale	Warranty Deed	\$470,000	\$141	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County Middle School	Middle	6–8	2.6 mi
Fannin County High School	High	9–12	4.4 mi
West Fannin Elementary School	Elementary	KG–5	5.3 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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