

Residential - Vacant Land **RESIDENTIAL**

BLUE RIDGE, GA 30513

3.5 ac

LOT SIZE

TAX & ASSESSMENT

Property Tax	\$225 (2025)
Assessed Value	\$24,779
Previous Assessed	\$24,779
Assessor Market Value	\$61,948

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	FANNIN
Lot (acres)	3.50
Pool	No

CLIMATE RISK

1

FLOOD

25

WILDFIRE

80

HEAT

98

STORM

17

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 20, 2026	Financing	Warranty Deed			
Apr 17, 2009	Financing	Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County High School	High	9–12	5.1 mi
Fannin County Middle School	Middle	6–8	5.7 mi
Blue Ridge Elementary School	Elementary	PK–5	6.0 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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