

Single Family Residential

RESIDENTIAL

# 694 RIVERSIDE LN

BLUE RIDGE, GA 30513

**\$476,424** TopHap Estimate · \$709 / ft<sup>2</sup> · confidence 86 · as of Jul 14, 2026

**2**

BATHS

**672 ft<sup>2</sup>**

LIVING AREA

**1.08 ac**

LOT SIZE

**1972**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$476K**

\$408K low

\$545K high

Last Sale

\$340,450 · May 7, 2018

Est. Owner Equity

\$476,424

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$950 (2025) |
| Assessed Value        | \$104,747    |
| Previous Assessed     | \$104,747    |
| Assessor Market Value | \$261,868    |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Single Family Residential |
| County        | Fannin                    |
| Lot (acres)   | 1.08                      |
| Foundation    | Masonry (Unspecified)     |
| Roof          | Metal                     |
| Heating       | None                      |
| Fireplace     | Yes                       |
| Pool          | No                        |

Porch · 936 ft<sup>2</sup>

## TRANSACTION HISTORY

| DATE        | TYPE   | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN |
|-------------|--------|---------------|-----------|--------------------|------|
| May 7, 2018 | Resale | Warranty Deed | \$340,450 | \$507              |      |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Fannin County High School    | High       | 9–12   | 5.5 mi   |
| Fannin County Middle School  | Middle     | 6–8    | 5.8 mi   |
| Blue Ridge Elementary School | Elementary | PK–5   | 6.3 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**

|                           |                             |                             |                                    |                         |                        |
|---------------------------|-----------------------------|-----------------------------|------------------------------------|-------------------------|------------------------|
| <b>125</b><br>CRIME INDEX | <b>104</b><br>AIR POLLUTION | <b>12,417</b><br>POPULATION | <b>\$57K</b><br>MEDIAN IN-<br>COME | <b>55°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|------------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|