

Seasonal, Cabin, Vacation Residence

RESIDENTIAL

630 EAGLE ROCK RD

BLUE RIDGE, GA 30513

1

BATHS

784 ft²

LIVING AREA

14.93 ac

LOT SIZE

1915

YEAR BUILT

1

STORIES

6

PARKING

TAX & ASSESSMENT

Property Tax	\$975 (2025)
Assessed Value	\$180,439
Previous Assessed	\$231,901
Assessor Market Value	\$451,099

PROPERTY FACTS

Property Type	Seasonal, Cabin, Vacation Residence
County	Fannin
Lot (acres)	14.93
Foundation	Pier/Post & Beam
Roof	Metal
Heating	None
Cooling	Central
Fireplace	2 Story
Garage	Garage, Detached

Pool

No

Deck · 320 ft²

Porch · 288 ft²

CLIMATE RISK

10

FLOOD

27

WILDFIRE

17

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 30, 2014	Financing	Warranty Deed			
Aug 23, 2012	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County High School	High	9–12	1.0 mi
Fannin County Middle School	Middle	6–8	1.1 mi
Blue Ridge Elementary School	Elementary	PK–5	1.1 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

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

OWNERSHIP

Occupancy

Owner occupied