

Residential - Vacant Land

RESIDENTIAL

KELLY RIDGE DR

BLUE RIDGE, GA 30513

2.04 ac

LOT SIZE

VALUATION

Last Sale

\$40,000 · Jul 29, 2024

TAX & ASSESSMENT

Property Tax	\$38 (2025)
Assessed Value	\$4,243
Previous Assessed	\$4,243
Assessor Market Value	\$10,608

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	Fannin
Lot (acres)	2.04
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 2, 2026	Resale	Warranty Deed	\$485,000		\$364K
Jul 19, 2024	Resale	Warranty Deed	\$40,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Fannin Elementary School	Elementary	KG–5	2.6 mi
Fannin County Middle School	Middle	6–8	5.6 mi
Fannin County High School	High	9–12	6.4 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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