

Single Family Residence **RESIDENTIAL**

131 RUSTIC RDG

BLUE RIDGE, GA 30513

\$180,665 TopHap Estimate · \$287 / ft² · confidence 82 · as of Jul 14, 2026

2

BATHS

630 ft²

LIVING AREA

0.91 ac

LOT SIZE

1985

YEAR BUILT

1

STORIES

VALUATION

\$181K

\$147K low

\$214K high

Last Sale

\$200,000 · Jun 8, 2022

Est. Owner Equity

\$180,665

TAX & ASSESSMENT

Property Tax	\$455 (2025)
Assessed Value	\$50,178
Previous Assessed	\$50,178
Assessor Market Value	\$125,446

PROPERTY FACTS

Property Type	Single Family Residence
County	Fannin
Lot (acres)	0.91
Foundation	Masonry (Unspecified)
Roof	Metal
Heating	None
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 160 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 6, 2022	Resale	Warranty Deed	\$200,000	\$317	
Feb 9, 2022	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County High School	High	9–12	2.4 mi
Blue Ridge Elementary School	Elementary	PK–5	3.3 mi
Fannin County Middle School	Middle	6–8	4.4 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	Owner occupied
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