

Single Family Residence

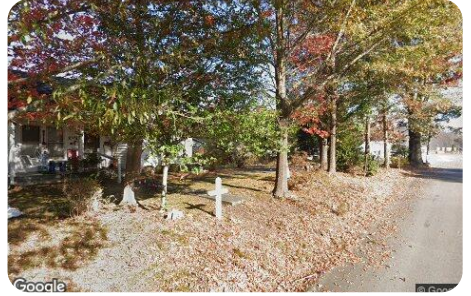
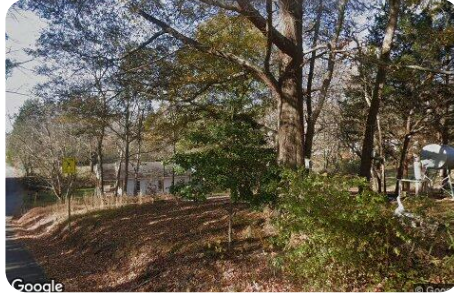
RESIDENTIAL

16 RIVER ST

BLUE RIDGE, GA 30513

\$258,987

TopHap Estimate · \$276 / ft² · confidence 84 · as of Jul 14, 2026



1

BATHS

940 ft²

LIVING AREA

0.4 ac

LOT SIZE

1940

YEAR BUILT

1

STORIES

VALUATION

\$259K

\$217K low

\$301K high

Est. Owner Equity

\$258,987

TAX & ASSESSMENT

Property Tax	\$372 (2025)
Assessed Value	\$88,634
Previous Assessed	\$91,634
Assessor Market Value	\$221,585

PROPERTY FACTS

Property Type	Single Family Residence
County	FANNIN
Lot (acres)	0.40
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 90 ft²

Porch · 192 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 15, 2025	Financing	Warranty Deed			
May 15, 2025	Quitclaim	Quit Claim Transfer			
Jan 20, 2005	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Blue Ridge Elementary School	Elementary	PK–5	0.4 mi
Fannin County Middle School	Middle	6–8	1.1 mi
Fannin County High School	High	9–12	1.4 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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