

Single Family Residence **RESIDENTIAL**

199 RIVER ST

BLUE RIDGE, GA 30513

\$236,822 TopHap Estimate · \$253 / ft² · confidence 93 · as of Jul 14, 2026



1

BATHS

936 ft²

LIVING AREA

0.25 ac

LOT SIZE

1971

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$237K

\$221K low

\$253K high

Last Sale

\$82,000 · May 21, 2010

Est. Owner Equity

\$236,822

TAX & ASSESSMENT

Property Tax	\$1,204 (2025)
Assessed Value	\$93,359
Previous Assessed	\$96,359
Assessor Market Value	\$233,397

PROPERTY FACTS

Property Type	Single Family Residence
County	Fannin
Lot (acres)	0.25
Foundation	Masonry (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	2 Story
Garage	Garage, Detached
Pool	No

Patio · 50 ft²

Porch · 154 ft²

CLIMATE RISK

1
FLOOD

19
WILDFIRE

82
HEAT

97
STORM

17
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 10, 2010	Financing	Gift Deed			
Sep 10, 2010	Quitclaim	Quit Claim Transfer			
Apr 6, 2010	Resale	Deed	\$82,000	\$88	
Apr 6, 2010	Non-arms-length	Foreclosure	\$82,000	\$88	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Blue Ridge Elementary School	Elementary	PK–5	0.3 mi
Fannin County Middle School	Middle	6–8	1.1 mi
Fannin County High School	High	9–12	1.3 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

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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