

Single Family Residence

RESIDENTIAL

83 ROCKY RIDGE RD

ARNOLDSVILLE, GA 30619

\$395,310 TopHap Estimate · \$170 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,322 ft²

LIVING AREA

5.44 ac

LOT SIZE

1994

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$395K

\$372K low

\$419K high

Est. Owner Equity

\$395,310

TAX & ASSESSMENT

Property Tax	\$2,571 (2025)
Assessed Value	\$110,720
Previous Assessed	\$102,840
Assessor Market Value	\$276,800

PROPERTY FACTS

Property Type	Single Family Residence
County	Oglethorpe
Lot (acres)	5.44
Construction	Brick
Foundation	Mat/Raft Foundation (Slab)
Roof	Metal
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Gazebo

Deck · 100 ft²

Porch · 390 ft²

CLIMATE RISK

58
FLOOD

19
WILDFIRE

84
HEAT

89
STORM

16
DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Oglethorpe County High School	High	9–12	4.5 mi
Oglethorpe County Middle School	Middle	6–8	5.2 mi
Oglethorpe County Primary School	Elementary	PK–2	5.5 mi

District: Oglethorpe 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 30619

141 CRIME INDEX	74 AIR POLLUTION	1,446 POPULATION	\$61K MEDIAN IN-COME	62°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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