

Single Family Residence

RESIDENTIAL

3857 RIVERS RUN TRCE NW

ACWORTH, GA 30101

\$343,252 TopHap Estimate · \$259 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,326 ft²

LIVING AREA

0.22 ac

LOT SIZE

1996

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$343K

\$333K low

\$353K high

Last Sale

\$246,000 · Aug 10, 2020

Est. Owner Equity

\$104,632

Loan-to-Value

73%

TAX & ASSESSMENT

Property Tax	\$3,288 (2025)
Assessed Value	\$133,816
Previous Assessed	\$239,580
Assessor Market Value	\$334,540

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Cobb
Construction	Frame (Unspecified)
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck · 252 ft²

Patio · 56 ft²

Porch · 14 ft²

CLIMATE RISK

1 FLOOD	5 WILDFIRE	85 HEAT	91 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 31, 2022	Quitclaim	Quit Claim Transfer			
Aug 10, 2020	Quitclaim	Quit Claim Transfer			
Aug 10, 2020	Resale	Grant Deed	\$246,000	\$186	\$239K
Jul 31, 2018	Resale	Warranty Deed	\$209,000	\$158	\$199K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Barber Middle School	Middle	6–8	1.1 mi
McCall Primary School	Elementary	KG–1	2.3 mi
North Cobb High School	High	9–12	2.3 mi

District: Cobb 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 30101

65 CRIME INDEX	84 AIR POLLUTION	65,552 POPULATION	\$113K MEDIAN IN-COME	60°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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