

Single Family Residence **RESIDENTIAL**

2693 RUNNING RIVER CT

LAWRENCEVILLE, GA 30045

\$730,794 TopHap Estimate · \$156 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

5

BATHS

4,676 ft²

LIVING AREA

0.71 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

5

ROOMS

3

PARKING

VALUATION

\$731K

\$689K low

\$773K high

Last Sale

\$628,000 · Mar 8, 2021

Est. Owner Equity

\$380,794

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$9,390 (2025)
Assessed Value	\$304,480
Previous Assessed	\$304,480
Assessor Market Value	\$761,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Gwinnett
Lot (acres)	0.71
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Pool	Yes

Porch · 146 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 8, 2021	Resale	Warranty Deed	\$628,000	\$134	
Jul 29, 2011	Quitclaim	Quit Claim Transfer			
Jul 29, 2011	Resale	Warranty Deed	\$410,000	\$88	\$380K
Apr 28, 2006	Resale	Deed	\$589,900	\$126	\$417K
Sep 16, 2004	Resale	Warranty Deed	\$130,000	\$28	\$130K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Archer High School	High	9–12	0.5 mi
McConnell Middle School	Middle	6–8	1.8 mi
W. J. Cooper Elementary School	Elementary	KG–5	1.9 mi

District: Gwinnett 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 30045

38 CRIME INDEX	78 AIR POLLUTION	43,627 POPULATION	\$104K 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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