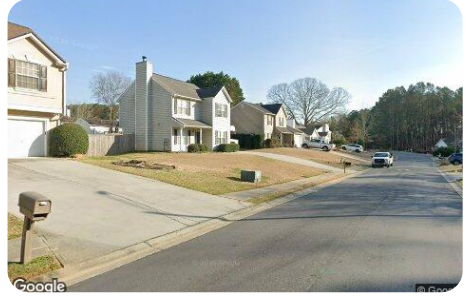


Single Family Residence **RESIDENTIAL**

3825 RIVERS RUN TRCE NW

ACWORTH, GA 30101

\$265,331 TopHap Estimate · \$217 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,220 ft²

LIVING AREA

0.22 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$265K

\$250K low

\$281K high

Last Sale

\$110,000 · Apr 21, 1999

Est. Owner Equity

\$217,126

Loan-to-Value

17%

TAX & ASSESSMENT

Property Tax	\$562 (2025)
Assessed Value	\$118,868
Previous Assessed	\$219,290
Assessor Market Value	\$297,170

PROPERTY FACTS

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

Deck · 30 ft²

Patio · 150 ft²

CLIMATE RISK

1

FLOOD

5

WILDFIRE

85

HEAT

91

STORM

45

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Barber Middle School	Middle	6–8	1.0 mi
McCall Primary School	Elementary	KG–1	2.2 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

Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy

Owner occupied