

Single Family Residence **RESIDENTIAL**

# 104 CORNWELL WAY

CALHOUN, GA 30701

**\$346,175** TopHap Estimate · \$153 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**2,269 ft<sup>2</sup>**

LIVING AREA

**0.21 ac**

LOT SIZE

**2021**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$346K**

\$332K low

\$361K high

Last Sale

**\$329,900 · Mar 27, 2024**

Est. Owner Equity

**\$22,251**

Loan-to-Value

**95%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,510 (2025) |
| Assessed Value        | \$143,160      |
| Previous Assessed     | \$124,560      |
| Assessor Market Value | \$357,900      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | GORDON                                |
| Lot (acres)   | 0.21                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Composition Shingle                   |
| Heating       | Central                               |
| Cooling       | Central                               |
| Pool          | No                                    |

Patio · 100 ft²

Porch · 102 ft²

## CLIMATE RISK

**77**  
FLOOD

**20**  
WILDFIRE

**89**  
HEAT

**85**  
STORM

**31**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|-----------------------|-----------|--------|--------|
| Mar 19, 2024 | Resale    | Warranty Deed         | \$329,900 | \$145  | \$324K |
| Dec 30, 2021 | Resale    | Limited Warranty Deed | \$255,408 | \$113  | \$243K |
| Dec 30, 2021 | Financing | Limited Warranty Deed |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                 | LEVEL      | GRADES | DISTANCE |
|------------------------|------------|--------|----------|
| Calhoun High School    | High       | 9–12   | 2.4 mi   |
| Calhoun Middle School  | Middle     | 7–8    | 2.4 mi   |
| Calhoun Primary School | Elementary | 1–3    | 2.9 mi   |

District: Calhoun City 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 30701

|                                       |                                        |                                         |                                            |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>101</div> <div>CRIME INDEX</div> | <div>99</div> <div>AIR POLLUTION</div> | <div>42,678</div> <div>POPULATION</div> | <div>\$61K</div> <div>MEDIAN IN-COME</div> | <div>60°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

|
 OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|