

Seasonal, Cabin, Vacation Residence

RESIDENTIAL

93 QUAIL RUN

BLUE RIDGE, GA 30513

3

BATHS

1,944 ft²

LIVING AREA

2.35 ac

LOT SIZE

2020

YEAR BUILT

1

STORIES

VALUATION

Last Sale

\$1,180,000 · Nov 27, 2023

TAX & ASSESSMENT

Property Tax	\$3,258 (2025)
Assessed Value	\$359,039
Previous Assessed	\$359,039
Assessor Market Value	\$897,598

PROPERTY FACTS

Property Type	Seasonal, Cabin, Vacation Residence
County	Fannin
Lot (acres)	2.35
Roof	Metal
Heating	Central
Cooling	Central

Fireplace

Yes

Porch · 1,860 ft²

CLIMATE RISK

1

FLOOD

29

WILDFIRE

80

HEAT

98

STORM

17

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 27, 2023	Resale	Warranty Deed	\$1,180,000	\$607	\$305K
Dec 8, 2021	Resale	Limited Warranty Deed	\$862,000	\$443	\$775K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Fannin Elementary School	Elementary	KG–5	5.1 mi
Fannin County High School	High	9–12	7.4 mi
Fannin County Middle School	Middle	6–8	8.7 mi

District: Fannin 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 30513

125

CRIME INDEX

104

AIR POLLUTION

12,417

POPULATION

\$57K

MEDIAN IN-
COME

55°F

AVG TEMP

61%

SUNSHINE

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

OWNERSHIP

Occupancy

Absentee owner