

Single Family Residence

RESIDENTIAL

123 W RIVER CANE RUN

PERRY, GA 31069

\$312,147 TopHap Estimate · \$139 / ft² · confidence 95 · as of Jun 23, 2026



5

BEDS

3

BATHS

2,250 ft²

LIVING AREA

0.21 ac

LOT SIZE

2022

YEAR BUILT

2

STORIES

VALUATION

\$312K

\$297K low

\$328K high

Last Sale

\$304,900 · Jun 28, 2022

Est. Owner Equity

\$209,085

Loan-to-Value

33%

TAX & ASSESSMENT

Property Tax	\$3,853 (2025)
Assessed Value	\$117,240
Previous Assessed	\$119,800
Assessor Market Value	\$293,100

PROPERTY FACTS

Property Type	Single Family Residence
County	HOUSTON
Lot (acres)	0.21
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 132 ft²

CLIMATE RISK

1
FLOOD

19
WILDFIRE

94
HEAT

75
STORM

9
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 29, 2026	Financing	Mortgage			\$103K
Apr 18, 2023	Financing	Deed			
Jul 6, 2022	Quitclaim	Quit Claim Transfer			
Jun 28, 2022	Resale	Limited Warranty Deed	\$304,900	\$136	\$240K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Langston Road Elementary School	Elementary	PK–5	0.6 mi
Mossy Creek Middle School	Middle	6–8	2.2 mi
Perry High School	High	9–12	3.1 mi

District: Houston 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 31069

101 CRIME INDEX	76 AIR POLLUTION	24,372 POPULATION	\$72K MEDIAN IN-COME	65°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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