

Duplex (2 Units, Any Combination)

**RESIDENTIAL**

# 411 NIXON AVE SW

ROME, GA 30161



**2**

BATHS

**1,377 ft²**

LIVING AREA

**1968**

YEAR BUILT

**1**

STORIES

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$1,028 (2025)</b> |
| Assessed Value        | <b>\$28,745</b>       |
| Previous Assessed     | <b>\$26,578</b>       |
| Assessor Market Value | <b>\$71,864</b>       |

## PROPERTY FACTS

|               |                                          |
|---------------|------------------------------------------|
| Property Type | <b>Duplex (2 Units, Any Combination)</b> |
| County        | <b>Floyd</b>                             |
| Foundation    | <b>Mat/Raft Foundation (Slab)</b>        |
| Roof          | <b>Composition Shingle</b>               |
| Heating       | <b>None</b>                              |

|           |      |
|-----------|------|
| Cooling   | None |
| Fireplace | Yes  |
| Pool      | No   |

## CLIMATE RISK

**10**  
FLOOD

**12**  
WILDFIRE

**84**  
HEAT

**85**  
STORM

**31**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE                | TYPE      | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|---------------------|-----------|---------------------|-----------|--------------------|--------|
| <b>Oct 31, 2017</b> | Resale    | Warranty Deed       | \$300,000 | \$218              | \$327K |
| <b>May 30, 2012</b> | Quitclaim | Quit Claim Transfer |           |                    |        |
| <b>May 30, 2012</b> | Quitclaim | Quit Claim Transfer |           |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL                                 | LEVEL      | GRADES | DISTANCE |
|----------------------------------------|------------|--------|----------|
| <b>Anna K. Davie Elementary School</b> | Elementary | PK–6   | 0.4 mi   |
| <b>Rome High School</b>                | High       | 9–12   | 3.4 mi   |
| <b>Rome Middle School</b>              | Middle     | 7–8    | 3.5 mi   |

District: Rome 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 30161

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>115</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>36,791</b><br>POPULATION | <b>\$64K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|