

Single Family Residence

RESIDENTIAL

413 RIVER TRACE DR

VILLA RICA, GA 30180

\$224,168 TopHap Estimate · \$173 / ft² · confidence 96 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,296 ft²
LIVING AREA

0.22 ac
LOT SIZE

2002
YEAR BUILT

2
STORIES

5
ROOMS

VALUATION

\$224K

\$214K low

\$234K high

Last Sale

\$998,400 · May 18, 2022

Est. Owner Equity

\$224,168

TAX & ASSESSMENT

Property Tax	\$2,676 (2024)
Assessed Value	\$95,704
Previous Assessed	\$95,704
Assessor Market Value	\$239,259

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Carroll
Lot (acres)	0.22
Foundation	Masonry (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 120 ft²

Porch · 144 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 4, 2022	Resale	Warranty Deed	\$204,188	\$158	
Jun 28, 2016	Resale	Warranty Deed	\$107,500	\$83	
Apr 5, 2016	Resale	Trustees Deed	\$69,632	\$54	
Aug 1, 2002	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Temple Middle School	Middle	6–8	3.3 mi
Temple High School	High	9–12	3.3 mi
Temple Elementary School	Elementary	PK–5	4.0 mi

District: Carroll 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 30180

87 CRIME INDEX	78 AIR POLLUTION	41,417 POPULATION	\$86K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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