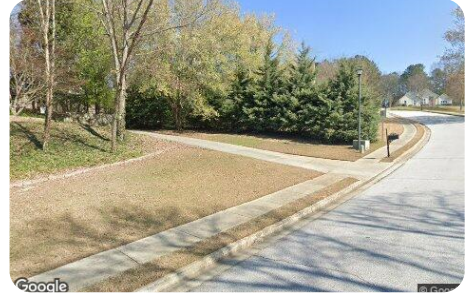


Single Family Residence **RESIDENTIAL**

2590 RIVER RUN DR

DACULA, GA 30019

\$394,543 TopHap Estimate · \$159 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,484 ft²

LIVING AREA

0.54 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$395K

\$380K low

\$409K high

Last Sale

\$222,000 · Aug 26, 2016

Est. Owner Equity

\$216,543

Loan-to-Value

46%

TAX & ASSESSMENT

Property Tax	\$4,482 (2025)
Assessed Value	\$159,400
Previous Assessed	\$159,400
Assessor Market Value	\$398,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Gwinnett
Lot (acres)	0.54
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Yes

Deck · 144 ft²

Patio · 144 ft²

Porch · 120 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 26, 2016	Resale	Warranty Deed	\$222,000	\$89	\$215K
Dec 8, 2005	Quitclaim	Quit Claim Transfer			\$180K
May 27, 2004	Non-arms-length	Grant Deed	\$167,700	\$68	\$159K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Archer High School	High	9–12	0.8 mi
McConnell Middle School	Middle	6–8	2.3 mi
Harbins Elementary School	Elementary	KG–5	2.5 mi

District: Gwinnett 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 30019

51 CRIME INDEX	76 AIR POLLUTION	57,696 POPULATION	\$111K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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