

Single Family Residence

RESIDENTIAL

2540 RIVER RUN DR

DACULA, GA 30019

\$416,199 TopHap Estimate · \$140 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,979 ft²

LIVING AREA

0.59 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

11

ROOMS

2

PARKING

VALUATION

\$416K

\$400K low

\$433K high

Last Sale

\$210,000 · Sep 24, 2007

Est. Owner Equity

\$232,799

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$6,628 (2025)
Assessed Value	\$176,040
Previous Assessed	\$176,040
Assessor Market Value	\$440,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Gwinnett
Lot (acres)	0.59
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Yes

Patio · 290 ft²

Porch · 8 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 18, 2007	Resale	Deed	\$210,000	\$70	\$200K
Sep 18, 2007	Resale	Grant Deed	\$210,000	\$70	
Apr 3, 2007	Foreclosure sale	Trustees Deed	\$168,600	\$57	
Apr 3, 2007	Recorded document	Grant Deed			
Apr 20, 2004	Resale	Grant Deed	\$191,900	\$64	\$154K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Archer High School	High	9–12	0.7 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------