

Single Family Residence

RESIDENTIAL

1205 RIVER FOREST LN

WOODSTOCK, GA 30188

\$339,800

TopHap Estimate · \$270 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,260 ft²

LIVING AREA

0.38 ac

LOT SIZE

1985

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$340K

\$317K low

\$363K high

Last Sale

\$398,000 · Aug 31, 2023

Est. Owner Equity

\$140,800

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$3,512 (2025)
Assessed Value	\$133,732
Previous Assessed	\$126,012
Assessor Market Value	\$334,330

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cherokee
Lot (acres)	0.38
Foundation	Footing
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 188 ft²

Patio · 144 ft²

Porch · 80 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 30, 2023	Resale	Warranty Deed	\$398,000	\$316	\$199K
Oct 31, 2022	Resale	Warranty Deed	\$250,000	\$198	
Oct 31, 2022	Resale	Warranty Deed	\$259,000	\$206	
Nov 16, 2007	Resale	Warranty Deed	\$155,000	\$123	\$153K
Nov 16, 2007	Resale	Grant Deed	\$155,000	\$123	\$153K
Mar 30, 2005	Resale	Warranty Deed	\$129,900	\$103	\$104K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Little River Elementary School	Elementary	KG–5	1.8 mi
Mill Creek Middle School	Middle	6–8	2.3 mi
River Ridge High School	High	9–12	2.4 mi

District: Cherokee 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 30188

89 CRIME INDEX	85 AIR POLLUTION	73,075 POPULATION	\$101K 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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