

Single Family Residence **RESIDENTIAL**

## 2270 ASHTON DR

ROSWELL, GA 30076

**\$517,832** TopHap Estimate · \$351 / ft<sup>2</sup> · confidence 90 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**1,477 ft<sup>2</sup>**

LIVING AREA

**0.12 ac**

LOT SIZE

**1993**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

### VALUATION

**\$518K**

\$466K low

\$570K high

Last Sale

**\$515,000 · Apr 14, 2025**

Est. Owner Equity

**\$18,282**

Loan-to-Value

**96%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,211 (2025) |
| Assessed Value        | \$161,240      |
| Previous Assessed     | \$163,040      |
| Assessor Market Value | \$403,100      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | FULTON                  |
| Lot (acres)   | 0.12                    |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Patio · 98 ft²

Porch · 21 ft²

## CLIMATE RISK

|            |               |            |             |               |
|------------|---------------|------------|-------------|---------------|
| 1<br>FLOOD | 3<br>WILDFIRE | 85<br>HEAT | 92<br>STORM | 45<br>DROUGHT |
|------------|---------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-----------|--------|--------|
| Apr 11, 2025 | Resale    | Warranty Deed       | \$515,000 | \$349  | \$500K |
| Oct 10, 2017 | Resale    | Grant Deed          | \$294,000 | \$199  | \$235K |
| Aug 3, 2015  | Resale    | Grant Deed          | \$198,000 | \$134  | \$194K |
| Aug 17, 2007 | Quitclaim | Quit Claim Transfer |           |        | \$214K |
| Aug 17, 2007 | Quitclaim | Quit Claim Transfer |           |        |        |
| Aug 2, 2006  | Resale    | Deed                | \$208,500 | \$141  | \$167K |
| Aug 2, 2006  | Resale    | Grant Deed          | \$208,500 | \$141  |        |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Sweet Apple Elementary School | Elementary | PK–5   | 0.4 mi   |
| Elkins Pointe Middle School   | Middle     | 6–8    | 1.7 mi   |
| Milton High School            | High       | 9–12   | 2.1 mi   |

District: Fulton 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 30076

|                   |                     |                      |                          |                  |                 |
|-------------------|---------------------|----------------------|--------------------------|------------------|-----------------|
| 54<br>CRIME INDEX | 82<br>AIR POLLUTION | 42,728<br>POPULATION | \$113K<br>MEDIAN IN-COME | 60°F<br>AVG TEMP | 61%<br>SUNSHINE |
|-------------------|---------------------|----------------------|--------------------------|------------------|-----------------|

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

## OWNERSHIP

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