

Single Family Residence **RESIDENTIAL**

9335 BLUFFWIND CHASE

ROSWELL, GA 30076

\$1,002,386 TopHap Estimate · \$253 / ft² · confidence 94 · as of Jul 14, 2026

5

BEDS

4

BATHS

3,969 ft²

LIVING AREA

0.69 ac

LOT SIZE

1982

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$1M

\$947K low

\$1.1M high

Last Sale

\$615,000 · Sep 20, 2017

Est. Owner Equity

\$563,586

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax

\$6,853 (2025)

Assessed Value

\$317,960

Previous Assessed

\$305,960

Assessor Market Value

\$794,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.69
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 342 ft²

Porch · 752 ft²

CLIMATE RISK

1 FLOOD	13 WILDFIRE	85 HEAT	94 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 20, 2017	Resale	Grant Deed	\$615,000	\$155	\$492K
Apr 28, 2010	Recorded document	Grant Deed			
Oct 2, 2008	Quitclaim	Quit Claim Transfer			\$416K
Aug 3, 2007	Resale	Deed	\$572,000	\$144	\$458K
Aug 3, 2007	Resale	Grant Deed	\$572,000	\$144	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.2 mi
Centennial High School	High	9–12	1.7 mi
Holcomb Bridge Middle School	Middle	6–8	1.9 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 CRIME INDEX	82 AIR POLLUTION	42,728 POPULATION	\$113K 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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