

Townhouse **RESIDENTIAL**

258 CHADS FORD WAY

ROSWELL, GA 30076

\$295,559 TopHap Estimate · \$231 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

3.5

BATHS

1,280 ft²

LIVING AREA

2,522 ft²

LOT SIZE

1983

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$296K

\$285K low

\$306K high

Last Sale

\$255,000 · Apr 19, 2024

Est. Owner Equity

\$53,309

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$2,298 (2025)
Assessed Value	\$99,480
Previous Assessed	\$99,400
Assessor Market Value	\$248,700

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	FULTON
Lot (acres)	0.06
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Deck Patio · 50 ft²

CLIMATE RISK

1
FLOOD

11
WILDFIRE

85
HEAT

95
STORM

41
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 19, 2024	Resale	Warranty Deed	\$255,000	\$199	\$242K
Nov 27, 2006	Resale	Deed	\$129,300	\$101	\$103K
May 12, 2004	Resale	Warranty Deed	\$116,000	\$91	\$110K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mimosa Elementary School	Elementary	PK–5	0.8 mi
Centennial High School	High	9–12	2.4 mi

Haynes Bridge Middle School	Middle	6–8	2.4 mi
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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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