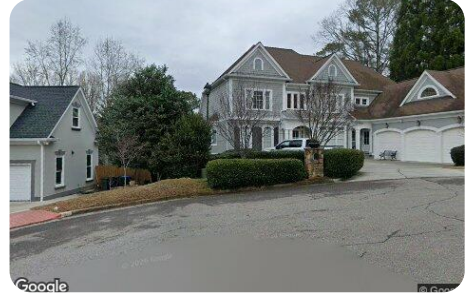


Single Family Residence **RESIDENTIAL**

260 STEEPLE POINT DR

ROSWELL, GA 30076

\$1,111,636 TopHap Estimate · \$292 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,803 ft²
LIVING AREA

0.59 ac
LOT SIZE

1995

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$1.1M

\$1.1M low

\$1.2M high

Est. Owner Equity

\$1,111,636

TAX & ASSESSMENT

Property Tax	\$9,097 (2025)
Assessed Value	\$438,720
Previous Assessed	\$381,400
Assessor Market Value	\$1,096,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.59
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 553 ft²

CLIMATE RISK

48

FLOOD

6

WILDFIRE

85

HEAT

92

STORM

45

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 17, 2025	Financing	Warranty Deed			
Jan 12, 2022	Resale	Warranty Deed	\$1,030,000	\$271	\$230K
Oct 20, 2017	Recorded document	Affidavit Of Death			
Aug 24, 2017	Quitclaim	Quit Claim Transfer			
Mar 23, 2013	Recorded document	Warranty Deed			
Aug 29, 2008	Resale	Grant Deed	\$475,000	\$125	
Aug 29, 2008	Non-arms-length	Grant Deed	\$475,000	\$125	
Aug 29, 2008	Quitclaim	Quit Claim Transfer			
May 6, 2008	Non-arms-length	Grant Deed	\$521,273	\$137	

Nov 17, 2006	Resale	Deed	\$627,500	\$165	\$502K
Nov 17, 2006	Quitclaim	Quit Claim Transfer			\$126K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Holcomb Bridge Middle School	Middle	6–8	0.7 mi
River Eves Elementary School	Elementary	PK–5	1.1 mi
Centennial High School	High	9–12	1.4 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	Absentee owner
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