

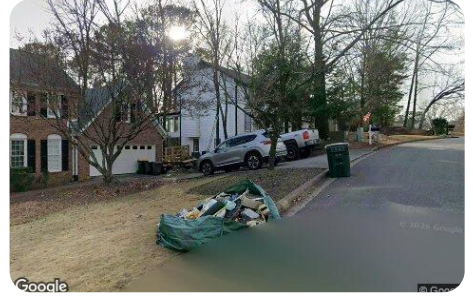
Single Family Residence

RESIDENTIAL

455 BELLFLOWER CT

ROSWELL, GA 30076

\$726,793 TopHap Estimate · \$263 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,763 ft²

LIVING AREA

0.28 ac

LOT SIZE

1983

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$727K

\$658K low

\$795K high

Last Sale

\$715,000 · Oct 16, 2025

Est. Owner Equity

\$154,793

Loan-to-Value

79%

TAX & ASSESSMENT

Property Tax	\$5,710 (2025)
Assessed Value	\$244,720
Previous Assessed	\$223,520
Assessor Market Value	\$611,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.28
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 616 ft²

Porch · 168 ft²

CLIMATE RISK

1

FLOOD

11

WILDFIRE

85

HEAT

92

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 30, 2025	Resale	Warranty Deed	\$715,000	\$259	\$572K
Dec 23, 2021	Resale	Warranty Deed	\$495,000	\$179	\$470K
Jun 5, 2008	Resale	Grant Deed	\$346,250	\$125	
Apr 30, 2007	Resale	Deed	\$340,000	\$123	\$148K
Apr 30, 2007	Resale	Grant Deed	\$340,000	\$123	\$148K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.5 mi
Centennial High School	High	9–12	1.1 mi
Holcomb Bridge Middle School	Middle	6–8	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	Owner occupied
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