

Townhouse **RESIDENTIAL**

804 ROSWELL LANDINGS DR

ROSWELL, GA 30075

\$329,850 TopHap Estimate · \$236 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,398 ft²

LIVING AREA

1,398 ft²

LOT SIZE

1990

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$330K

\$316K low

\$344K high

Last Sale

\$195,000 · Jun 10, 2019

Est. Owner Equity

\$158,776

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$1,896 (2025)
Assessed Value	\$112,800
Previous Assessed	\$122,160
Assessor Market Value	\$282,000

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	FULTON
Lot (acres)	0.03
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 98 ft²

CLIMATE RISK

43

FLOOD

9

WILDFIRE

85

HEAT

95

STORM

45

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 10, 2019	Resale	Grant Deed	\$195,000	\$139	\$167K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vickery Mill Elementary School	Elementary	PK–5	0.3 mi
Crabapple Middle School	Middle	6–8	1.1 mi
Roswell High School	High	9–12	3.0 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 30075

28 CRIME INDEX	83 AIR POLLUTION	58,252 POPULATION	\$152K 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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