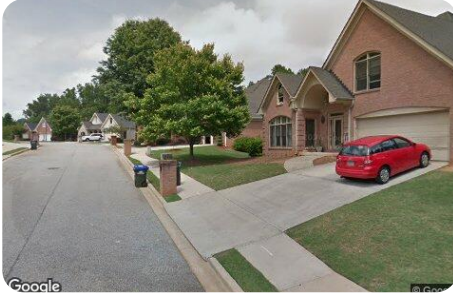


Single Family Residence **RESIDENTIAL**

1600 RIVER OAK DR

ROSWELL, GA 30075

\$625,398 TopHap Estimate · \$254 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,462 ft²

LIVING AREA

0.16 ac

LOT SIZE

1995

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$625K

\$597K low

\$654K high

Last Sale

\$149,200 · Apr 24, 1995

Est. Owner Equity

\$600,398

Loan-to-Value

4%

TAX & ASSESSMENT

Property Tax	\$4,198 (2025)
Assessed Value	\$191,880
Previous Assessed	\$210,080
Assessor Market Value	\$479,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	FULTON
Lot (acres)	0.16
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 112 ft²

CLIMATE RISK

36

FLOOD

16

WILDFIRE

85

HEAT

94

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell High School	High	9–12	0.8 mi
Crabapple Middle School	Middle	6–8	1.1 mi
Mountain Park Elementary School	Elementary	KG–5	2.2 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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