

Duplex (2 Units, Any Combination) RESIDENTIAL

470 WESTSIDE DR
ROSWELL, GA 30075



4 BEDS	2 BATHS	1,664 ft ² LIVING AREA	0.54 ac LOT SIZE
1964 YEAR BUILT	1 STORIES	8 ROOMS	

VALUATION

Last Sale	\$162,000 · Oct 9, 2009
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TAX & ASSESSMENT

Property Tax	\$4,179 (2025)
Assessed Value	\$160,000
Previous Assessed	\$136,880
Assessor Market Value	\$400,000

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Duplex Single
County	FULTON
Lot (acres)	0.54
Construction	Brick
Heating	Yes
Cooling	Yes
Pool	No
View	Neighborhood / Spot

Porch · 110 ft²

CLIMATE RISK

1 FLOOD	14 WILDFIRE	85 HEAT	95 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 30, 2009	Resale	Grant Deed	\$162,000	\$97	\$122K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	1.8 mi
Crabapple Middle School	Middle	6–8	2.0 mi
Roswell High School	High	9–12	3.6 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	Absentee owner
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