

Single Family Residence **RESIDENTIAL**

145 RIVER TERRACE CT

ROSWELL, GA 30076

\$601,482 TopHap Estimate · \$254 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,369 ft²

LIVING AREA

0.17 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$601K

\$565K low

\$638K high

Last Sale

\$267,000 · Dec 3, 2014

Est. Owner Equity

\$438,482

Loan-to-Value

26%

TAX & ASSESSMENT

Property Tax	\$5,232 (2025)
Assessed Value	\$234,640
Previous Assessed	\$226,040
Assessor Market Value	\$586,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.17
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 120 ft²

Porch · 45 ft²

CLIMATE RISK

1
FLOOD

9
WILDFIRE

85
HEAT

92
STORM

45
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.3 mi
Centennial High School	High	9–12	1.3 mi
Holcomb Bridge Middle School	Middle	6–8	1.3 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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