

Single Family Residence **RESIDENTIAL**

750 FALLING ROCKS CT

ROSWELL, GA 30076

\$761,334 TopHap Estimate · \$225 / ft² · confidence 90 · as of Jul 14, 2026

4
BEDS

4.5
BATHS

3,378 ft²
LIVING AREA

0.21 ac
LOT SIZE

1996
YEAR BUILT

2
STORIES

14
ROOMS

VALUATION

\$761K

\$685K low

\$838K high

Last Sale

\$679,000 · Sep 23, 2021

Est. Owner Equity

\$218,134

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax

\$4,519 (2025)

Assessed Value

\$223,080

Previous Assessed

\$230,360

Assessor Market Value

\$557,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	FULTON
Lot (acres)	0.21
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 410 ft²

Porch · 32 ft²

CLIMATE RISK

1 FLOOD	9 WILDFIRE	85 HEAT	92 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 23, 2021	Resale	Warranty Deed	\$679,000	\$201	\$543K
Dec 3, 2009	Quitclaim	Quit Claim Transfer			
Dec 2, 2005	Quitclaim	Quit Claim Transfer			
Dec 7, 2004	Resale	Grant Deed	\$380,000	\$112	\$304K
Dec 7, 2004	Quitclaim	Quit Claim Transfer			
Aug 3, 2004	Non-arms-length	Trustees Deed	\$395,576	\$117	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.6 mi
Centennial High School	High	9–12	0.9 mi
Holcomb Bridge Middle School	Middle	6–8	1.0 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 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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