

Single Family Residence

RESIDENTIAL

735 WINTERWIND WAY

ROSWELL, GA 30075

\$854,454 TopHap Estimate · \$234 / ft² · confidence 96 · as of Jul 14, 2026



3
BEDS

3.5
BATHS

3,657 ft²
LIVING AREA

0.53 ac
LOT SIZE

1987
YEAR BUILT

2
STORIES

8
ROOMS

VALUATION

\$854K

\$818K low

\$891K high

Last Sale

\$359,000 · Jun 27, 2011

Est. Owner Equity

\$420,854

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$5,613 (2025)
Assessed Value	\$348,520
Previous Assessed	\$258,400
Assessor Market Value	\$871,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.53
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 320 ft²

Porch · 32 ft²

CLIMATE RISK

63

FLOOD

14

WILDFIRE

85

HEAT

96

STORM

45

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 22, 2011	Resale	Grant Deed	\$359,000	\$98	\$341K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mountain Park Elementary School	Elementary	KG–5	0.3 mi
Roswell High School	High	9–12	1.8 mi
Crabapple Middle School	Middle	6–8	3.4 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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