

Single Family Residence **RESIDENTIAL**

305 ROSWELL HILLS CT

ROSWELL, GA 30075

\$718,367 TopHap Estimate · \$377 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,908 ft²

LIVING AREA

0.25 ac

LOT SIZE

1985

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$718K

\$675K low

\$762K high

Last Sale

\$405,000 · May 24, 2021

Est. Owner Equity

\$394,367

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$4,087 (2025)
Assessed Value	\$167,960
Previous Assessed	\$203,280
Assessor Market Value	\$419,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	FULTON
Lot (acres)	0.25
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Deck

Patio · 381 ft²

Porch · 45 ft²

CLIMATE RISK

1
FLOOD

16
WILDFIRE

85
HEAT

95
STORM

41
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 24, 2021	Resale	Warranty Deed	\$405,000	\$212	\$324K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	0.9 mi
Crabapple Middle School	Middle	6–8	1.1 mi
Roswell High School	High	9–12	2.8 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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