

Single Family Residence **RESIDENTIAL**

545 TOLLWOOD DR

ROSWELL, GA 30075

\$571,091 TopHap Estimate · \$397 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,440 ft²

LIVING AREA

0.42 ac

LOT SIZE

1980

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$571K

\$546K low

\$597K high

Last Sale

\$587,500 · May 23, 2023

Est. Owner Equity

\$42,341

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$3,402 (2025)
Assessed Value	\$195,720
Previous Assessed	\$128,280
Assessor Market Value	\$489,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modern
County	FULTON
Lot (acres)	0.42
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck Patio · 660 ft² Porch · 130 ft²

CLIMATE RISK

1
FLOOD

13
WILDFIRE

85
HEAT

95
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 19, 2023	Resale	Warranty Deed	\$587,500	\$408	\$529K
May 4, 2017	Resale	Grant Deed	\$310,000	\$215	\$279K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	0.8 mi
Crabapple Middle School	Middle	6–8	1.1 mi
Roswell High School	High	9–12	2.3 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 30075

28

CRIME INDEX

83

AIR POLLUTION

58,252

POPULATION

\$152K

MEDIAN IN-COME

60°F

AVG TEMP

61%

SUNSHINE

Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy

Owner occupied