

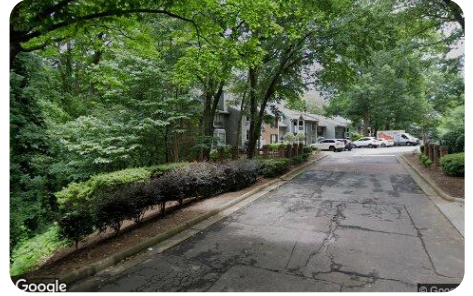
Condominium

RESIDENTIAL

801 RIVER MILL CIR

ROSWELL, GA 30075

\$275,198 TopHap Estimate · \$211 / ft² · confidence 80 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,306 ft²

LIVING AREA

1,306 ft²

LOT SIZE

1979

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$275K

\$221K low

\$329K high

Last Sale

\$269,000 · Jun 10, 2025

Est. Owner Equity

\$11,071

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$2,652 (2025)
Assessed Value	\$101,520
Previous Assessed	\$97,840
Assessor Market Value	\$253,800

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	FULTON
Lot (acres)	0.03
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Apt/Condo Complex

Deck

Patio · 108 ft²

CLIMATE RISK

44

FLOOD

12

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 30, 2025	Resale	Limited Warranty Deed	\$269,000	\$206	\$264K
Aug 10, 2020	Resale	Grant Deed	\$199,000	\$152	\$195K
Aug 25, 2011	Resale	Warranty Deed	\$65,000	\$50	
Dec 10, 2010	Recorded document	Grant Deed			
Jun 1, 2010	Non-arms-length	Grant Deed	\$54,885	\$42	
Jun 1, 2010	Non-arms-length	Grant Deed	\$54,885	\$42	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	2.2 mi
Crabapple Middle School	Middle	6–8	2.3 mi
Roswell High School	High	9–12	4.1 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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