

Single Family Residence **RESIDENTIAL**

1100 WINDFAIRE PL

ROSWELL, GA 30076

\$957,718 TopHap Estimate · \$229 / ft² · confidence 92 · as of Jul 14, 2026



5

BEDS

5.5

BATHS

4,189 ft²

LIVING AREA

0.8 ac

LOT SIZE

2010

YEAR BUILT

1

STORIES

9

ROOMS

VALUATION

\$958K

\$882K low

\$1M high

Est. Owner Equity

\$0

Loan-to-Value

122%

TAX & ASSESSMENT

Property Tax	\$9,194 (2025)
Assessed Value	\$352,000
Previous Assessed	\$324,000
Assessor Market Value	\$880,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.80
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	Yes
View	Neighborhood / Spot

Patio · 384 ft²

Porch · 145 ft²

CLIMATE RISK

16 FLOOD	12 WILDFIRE	85 HEAT	94 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
Nov 18, 2024	Quitclaim	Quit Claim Transfer			
Jul 24, 2023	Resale	Warranty Deed	\$818,622	\$195	\$726K
Jun 8, 2011	Quitclaim	Quit Claim Transfer			
Mar 29, 2011	Quitclaim	Quit Claim Transfer			
Mar 29, 2011	Resale	Warranty Deed	\$950,100	\$227	\$417K
Sep 10, 2010	Resale	Grant Deed	\$215,000	\$51	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.5 mi
Centennial High School	High	9–12	1.3 mi
Holcomb Bridge Middle School	Middle	6–8	1.8 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 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	Absentee owner
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