

Single Family Residence **RESIDENTIAL**

# 5312 ROSEWOOD PL

FAIRBURN, GA 30213

**\$402,570** TopHap Estimate · \$127 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**5**

BEDS

**3**

BATHS

**3,182 ft<sup>2</sup>**

LIVING AREA

**0.28 ac**

LOT SIZE

**2018**

YEAR BUILT

**2**

STORIES

**10**

ROOMS

## VALUATION

**\$403K**

**\$388K low**

**\$417K high**

Last Sale

**\$256,440 · Jan 23, 2019**

Est. Owner Equity

**\$140,294**

Loan-to-Value

**70%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,454 (2025) |
| Assessed Value        | \$155,080      |
| Previous Assessed     | \$153,400      |
| Assessor Market Value | \$387,700      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | FULTON                  |
| Lot (acres)   | 0.28                    |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Patio · 144 ft²

Porch · 171 ft²

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 19<br>WILDFIRE | 87<br>HEAT | 83<br>STORM | 31<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|---------------------|-----------|--------|--------|
| Jan 23, 2019 | Quitclaim         | Quit Claim Transfer |           |        |        |
| Jan 23, 2019 | Resale            | Grant Deed          | \$256,500 | \$81   | \$252K |
| Jul 9, 2018  | Resale            | Grant Deed          | \$175,000 | \$55   | \$197K |
| Jul 7, 2009  | Recorded document | Grant Deed          |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Renaissance Middle School     | Middle     | 6–8    | 1.6 mi   |
| Renaissance Elementary School | Elementary | PK–5   | 2.0 mi   |
| Langston Hughes 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 30213

|                   |                     |                      |                         |                  |                 |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|
| 60<br>CRIME INDEX | 91<br>AIR POLLUTION | 44,310<br>POPULATION | \$83K<br>MEDIAN IN-COME | 62°F<br>AVG TEMP | 61%<br>SUNSHINE |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|