

Single Family Residence **RESIDENTIAL**

445 NORTHGATE PASS

ROSWELL, GA 30075

\$619,497 TopHap Estimate · \$310 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,001 ft²

LIVING AREA

0.86 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$619K

\$563K low

\$676K high

Last Sale

\$340,000 · Sep 16, 2016

Est. Owner Equity

\$347,497

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$5,609 (2025)
Assessed Value	\$214,760
Previous Assessed	\$216,520
Assessor Market Value	\$536,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	FULTON
Lot (acres)	0.86
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 278 ft²

Porch · 198 ft²

CLIMATE RISK

28
FLOOD

16
WILDFIRE

85
HEAT

92
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 22, 2014	Resale	Grant Deed	\$239,000	\$119	\$235K
May 3, 2004	Resale	Warranty Deed	\$178,800	\$89	\$129K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell High School	High	9–12	0.6 mi
Sweet Apple Elementary School	Elementary	PK–5	0.7 mi
Elkins Pointe Middle School	Middle	6–8	2.0 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
-----------	-----------------------