

Single Family Residence

RESIDENTIAL

8865 STEEPLE CHASE DR

ROSWELL, GA 30076

\$769,690 TopHap Estimate · \$438 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

1,756 ft²

LIVING AREA

0.52 ac

LOT SIZE

1981

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$770K

\$732K low

\$807K high

Last Sale

\$612,500 · Jan 27, 2023

Est. Owner Equity

\$363,690

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$6,060 (2025)
Assessed Value	\$232,000
Previous Assessed	\$214,920
Assessor Market Value	\$580,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	FULTON
Lot (acres)	0.52
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck Patio · 420 ft² Porch · 65 ft²

CLIMATE RISK

1 FLOOD	7 WILDFIRE	85 HEAT	92 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
Jan 26, 2023	Resale	Warranty Deed	\$612,500	\$349	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Holcomb Bridge Middle School	Middle	6–8	0.6 mi
Centennial High School	High	9–12	0.8 mi
River Eves Elementary School	Elementary	PK–5	1.0 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 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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