

Single Family Residence **RESIDENTIAL**

3812 ROCK IVY TRL NE

ROSWELL, GA 30075

\$3,876,745 TopHap Estimate · \$472 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

5.5

BATHS

8,217 ft²

LIVING AREA

6.22 ac

LOT SIZE

1985

YEAR BUILT

1

STORIES

8

ROOMS

6

PARKING

VALUATION

\$3.9M

\$3.5M low

\$4.2M high

Last Sale

\$3,850,000 · May 6, 2026

Est. Owner Equity

\$3,876,745

TAX & ASSESSMENT

Property Tax	\$6,257 (2025)
Assessed Value	\$710,980
Assessor Market Value	\$1,777,450

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bi-Level
County	COBB
Lot (acres)	6.22
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Deck · 108 ft² Elevator Shed · 500 ft² Patio · 600 ft² Porch · 420 ft²

CLIMATE RISK

37
FLOOD

16
WILDFIRE

85
HEAT

96
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 29, 2026	Resale	Special Warranty Deed	\$3,850,000	\$469	
Oct 14, 2019	Resale	Warranty Deed	\$1,250,000	\$152	
Sep 21, 2018	Recorded document	Grant Deed			
May 15, 2017	Recorded document	Grant Deed			
May 15, 2017	Resale	Grant Deed	\$1,150,000	\$140	\$920K
May 15, 2017	Quitclaim	Quit Claim Transfer			
Aug 18, 2014	Resale	Grant Deed	\$310,000	\$38	
May 1, 2014	Resale	Grant Deed	\$200,000	\$24	
Oct 24, 2013	Resale	Warranty Deed	\$600,000	\$73	\$1M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garrison Mill Elementary School	Elementary	KG–5	1.4 mi
Lassiter High School	High	9–12	3.5 mi
Mabry Middle School	Middle	6–8	3.5 mi

District: Cobb 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
-----------	----------------