

Single Family Residence **RESIDENTIAL**

2010 BUSHY RUN

ROSWELL, GA 30075

\$472,738 TopHap Estimate · \$312 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,516 ft²

LIVING AREA

0.69 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$473K

\$456K low

\$489K high

Last Sale

\$165,000 · May 20, 1998

Est. Owner Equity

\$322,738

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$2,500 (2025)
Assessed Value	\$154,240
Previous Assessed	\$155,960
Assessor Market Value	\$385,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	FULTON
Lot (acres)	0.69
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No
View	Neighborhood / Spot

Porch · 342 ft²

CLIMATE RISK

1 FLOOD	17 WILDFIRE	85 HEAT	95 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	1.9 mi
Crabapple Middle School	Middle	6–8	2.3 mi
Roswell High School	High	9–12	3.1 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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