

Single Family Residence **RESIDENTIAL**

170 WINTERBERRY CT

ROSWELL, GA 30076

\$536,539 TopHap Estimate · \$273 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,962 ft²

LIVING AREA

0.57 ac

LOT SIZE

1979

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$537K

\$524K low

\$549K high

Est. Owner Equity

\$486,539

Loan-to-Value

10%

TAX & ASSESSMENT

Property Tax	\$2,154 (2025)
Assessed Value	\$179,320
Previous Assessed	\$177,280
Assessor Market Value	\$448,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.57
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Deck

Patio · 372 ft²

CLIMATE RISK

96

FLOOD

9

WILDFIRE

85

HEAT

94

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 22, 2020	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Esther Jackson Elementary	Elementary	PK–5	0.4 mi
Centennial High School	High	9–12	1.2 mi
Holcomb Bridge 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 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	Owner occupied
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