

Single Family Residence **RESIDENTIAL**

# 1615 MISTY RIVER RUN

ROSWELL, GA 30076

**\$578,874** TopHap Estimate · \$358 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,619 ft<sup>2</sup>**

LIVING AREA

**0.17 ac**

LOT SIZE

**1991**

YEAR BUILT

**1**

STORIES

**8**

ROOMS

**2**

PARKING

## VALUATION

**\$579K**

\$554K low

\$604K high

Last Sale

**\$300,000 · Jun 2, 2016**

Est. Owner Equity

**\$233,874**

Loan-to-Value

**60%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,841 (2025) |
| Assessed Value        | \$189,320      |
| Previous Assessed     | \$195,280      |
| Assessor Market Value | \$473,300      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Bi-Level                |
| County        | FULTON                  |
| Lot (acres)   | 0.17                    |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Basement        |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Deck

Patio · 121 ft²

Porch · 156 ft²

## CLIMATE RISK

**10**  
FLOOD

**11**  
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   |
|--------------|--------|---------------|-----------|--------|--------|
| Jun 2, 2016  | Resale | Grant Deed    | \$300,000 | \$185  | \$270K |
| Mar 25, 2011 | Resale | Warranty Deed | \$222,000 | \$137  | \$189K |
| Dec 21, 2005 | Resale | Deed          | \$254,000 | \$157  | \$254K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| River Eves Elementary School | Elementary | PK–5   | 0.1 mi   |
| Centennial High School       | High       | 9–12   | 1.4 mi   |

|                              |        |     |        |
|------------------------------|--------|-----|--------|
| Holcomb Bridge Middle School | Middle | 6–8 | 1.5 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

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>54</div> <div>CRIME INDEX</div> | <div>82</div> <div>AIR POLLUTION</div> | <div>42,728</div> <div>POPULATION</div> | <div>\$113K</div> <div>MEDIAN IN-COME</div> | <div>60°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

Index values: 100 = US average; lower is better.

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|