

Single Family Residence **RESIDENTIAL**

1345 NORTHCLIFF TRCE

ROSWELL, GA 30076

\$825,029 TopHap Estimate · \$238 / ft² · confidence 94 · as of Jul 14, 2026

4
BEDS

4.5
BATHS

3,472 ft²
LIVING AREA

0.69 ac
LOT SIZE

1985
YEAR BUILT

2
STORIES

8
ROOMS

VALUATION

\$825K

\$777K low

\$873K high

Est. Owner Equity

\$825,029

TAX & ASSESSMENT

Property Tax	\$2,471 (2025)
Assessed Value	\$241,120
Previous Assessed	\$250,000
Assessor Market Value	\$602,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.69
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 186 ft²

Porch · 40 ft²

CLIMATE RISK

1 FLOOD	14 WILDFIRE	85 HEAT	94 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.2 mi
Centennial High School	High	9–12	1.7 mi
Holcomb Bridge Middle School	Middle	6–8	1.8 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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