

Single Family Residence **RESIDENTIAL**

2680 HAZY HOLLOW RUN

ROSWELL, GA 30076

\$766,659 TopHap Estimate · \$219 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

3,494 ft²

LIVING AREA

0.34 ac

LOT SIZE

1985

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$767K

\$708K low

\$825K high

Last Sale

\$350,000 · Jul 20, 1998

Est. Owner Equity

\$766,659

TAX & ASSESSMENT

Property Tax	\$6,925 (2025)
Assessed Value	\$265,120
Previous Assessed	\$250,760
Assessor Market Value	\$662,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.34
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 468 ft²

Porch · 174 ft²

CLIMATE RISK

68 FLOOD	13 WILDFIRE	85 HEAT	92 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Holcomb Bridge Middle School	Middle	6–8	0.5 mi
Centennial High School	High	9–12	1.5 mi
River Eves Elementary School	Elementary	PK–5	1.6 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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