

Single Family Residence **RESIDENTIAL**

9495 RIVER LAKE DR

ROSWELL, GA 30075

\$738,491 TopHap Estimate · \$307 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,408 ft²

LIVING AREA

0.51 ac

LOT SIZE

1980

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$738K

\$685K low

\$792K high

Last Sale

\$741,000 · Apr 29, 2026

Est. Owner Equity

\$738,491

TAX & ASSESSMENT

Property Tax	\$4,741 (2025)
Assessed Value	\$211,120
Previous Assessed	\$242,000
Assessor Market Value	\$527,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.51
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 164 ft²

Porch · 272 ft²

CLIMATE RISK

1

FLOOD

14

WILDFIRE

85

HEAT

95

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 28, 2026	Resale	Limited Warranty Deed	\$741,000	\$308	\$593K
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ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Esther Jackson Elementary	Elementary	PK–5	1.4 mi
Centennial High School	High	9–12	3.0 mi
Holcomb Bridge Middle School	Middle	6–8	3.6 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 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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