

Single Family Residence **RESIDENTIAL**

225 RIVER LANDING DR

ROSWELL, GA 30075

\$823,534 TopHap Estimate · \$275 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,993 ft²

LIVING AREA

1.79 ac

LOT SIZE

1982

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$824K

\$792K low

\$855K high

Last Sale

\$439,900 · Jun 29, 2018

Est. Owner Equity

\$329,529

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$7,786 (2025)
Assessed Value	\$298,080
Previous Assessed	\$271,600
Assessor Market Value	\$745,200

PROPERTY FACTS

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

Deck Patio · 296 ft² Porch · 35 ft²

CLIMATE RISK

1
FLOOD

16
WILDFIRE

85
HEAT

95
STORM

41
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 29, 2018	Resale	Warranty Deed	\$439,900	\$147	\$396K
May 21, 2015	Resale	Grant Deed	\$395,000	\$132	\$316K
Aug 15, 2014	Resale	Grant Deed	\$380,000	\$127	\$323K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Esther Jackson Elementary	Elementary	PK–5	1.3 mi
Centennial High School	High	9–12	2.9 mi
Holcomb Bridge Middle School	Middle	6–8	3.5 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 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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