

Townhouse **RESIDENTIAL**

261 ROSWELL COMMONS CIR

ROSWELL, GA 30076

\$256,055 TopHap Estimate · \$217 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,180 ft²

LIVING AREA

2,700 ft²

LOT SIZE

1984

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$256K

\$247K low

\$265K high

Last Sale

\$143,000 · Sep 30, 2016

Est. Owner Equity

\$171,055

Loan-to-Value

33%

TAX & ASSESSMENT

Property Tax	\$2,251 (2025)
Assessed Value	\$86,200
Previous Assessed	\$68,880
Assessor Market Value	\$215,500

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	FULTON
Lot (acres)	0.06
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 140 ft²

CLIMATE RISK

44
FLOOD

1
WILDFIRE

85
HEAT

94
STORM

45
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mimosa Elementary School	Elementary	PK–5	0.5 mi
Elkins Pointe Middle School	Middle	6–8	1.2 mi
Roswell High School	High	9–12	2.9 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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