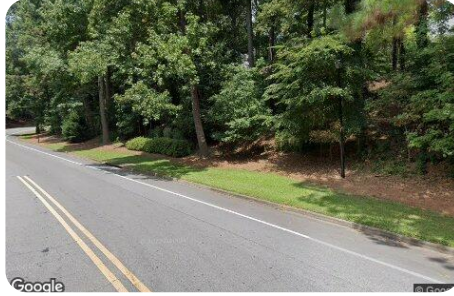


Single Family Residence **RESIDENTIAL**

40 GELDING CT

ROSWELL, GA 30076

\$636,261 TopHap Estimate · \$259 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,461 ft²

LIVING AREA

0.3 ac

LOT SIZE

1980

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$636K

\$591K low

\$681K high

Last Sale

\$265,000 · May 27, 2003

Est. Owner Equity

\$455,261

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$1,811 (2025)
Assessed Value	\$195,200
Previous Assessed	\$205,880
Assessor Market Value	\$488,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.30
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 216 ft²

Porch · 180 ft²

CLIMATE RISK

1 FLOOD	12 WILDFIRE	85 HEAT	92 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 7, 2010	Quitclaim	Quit Claim Transfer			\$179K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Holcomb Bridge Middle School	Middle	6–8	0.6 mi
Centennial High School	High	9–12	1.0 mi
River Eves Elementary School	Elementary	PK–5	1.1 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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