

Townhouse

**RESIDENTIAL**

## 2020 RIVERSIDE RD

ROSWELL, GA 30076

**\$812,761** TopHap Estimate · \$227 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**2**

BEDS

**3.5**

BATHS

**3,576 ft<sup>2</sup>**

LIVING AREA

**0.51 ac**

LOT SIZE

**1984**

YEAR BUILT

**2**

STORIES

**7**

ROOMS

**2**

PARKING

### VALUATION

**\$813K**

\$778K low

\$848K high

Last Sale

**\$380,000 · Apr 1, 2013**

Est. Owner Equity

**\$593,761**

Loan-to-Value

**27%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,503 (2025) |
| Assessed Value        | \$235,840      |
| Previous Assessed     | \$248,920      |
| Assessor Market Value | \$589,600      |

## PROPERTY FACTS

|               |                     |
|---------------|---------------------|
| Property Type | Townhouse           |
| Style         | Townhouse           |
| County        | FULTON              |
| Lot (acres)   | 0.51                |
| Construction  | Brick               |
| Heating       | Yes                 |
| Cooling       | Yes                 |
| Fireplace     | Yes                 |
| Garage        | Garage, Basement    |
| Pool          | No                  |
| View          | Neighborhood / Spot |

Deck

Patio · 180 ft²

Porch · 84 ft²

## CLIMATE RISK

89

FLOOD

13

WILDFIRE

85

HEAT

95

STORM

45

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|-------------|-----------|---------------------|-----------|--------|--------|
| Apr 1, 2013 | Resale    | Grant Deed          | \$380,000 | \$106  | \$219K |
| Apr 1, 2013 | Quitclaim | Quit Claim Transfer |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Esther Jackson Elementary | Elementary | PK–5   | 0.8 mi   |
| Centennial High School    | High       | 9–12   | 2.0 mi   |

|                                     |        |     |        |
|-------------------------------------|--------|-----|--------|
| <b>Holcomb Bridge Middle School</b> | Middle | 6–8 | 2.5 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 30076

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>54</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>42,728</b><br>POPULATION | <b>\$113K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

#### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|