

Single Family Residence **RESIDENTIAL**

1235 NORTSHORE DR

ROSWELL, GA 30076

\$735,250 TopHap Estimate · \$215 / ft² · confidence 91 · as of Jun 23, 2026



4

BEDS

3.5

BATHS

3,424 ft²

LIVING AREA

0.39 ac

LOT SIZE

2022

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$735K

\$669K low

\$801K high

Last Sale

\$375,000 · Sep 22, 2021

Est. Owner Equity

\$88,050

Loan-to-Value

88%

TAX & ASSESSMENT

Property Tax	\$7,718 (2025)
Assessed Value	\$314,120
Previous Assessed	\$246,920
Assessor Market Value	\$785,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.39
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Patio · 532 ft²

CLIMATE RISK

40
FLOOD

12
WILDFIRE

85
HEAT

95
STORM

45
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 22, 2021	Resale	Warranty Deed	\$375,000	\$110	
Feb 20, 2019	Quitclaim	Quit Claim Transfer			
Jan 26, 2018	Resale	Grant Deed	\$193,600	\$57	
Oct 15, 2015	Resale	Grant Deed	\$406,000	\$119	\$305K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Esther Jackson Elementary	Elementary	PK–5	0.4 mi
Centennial High School	High	9–12	1.8 mi
Holcomb Bridge Middle School	Middle	6–8	2.3 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	Absentee owner
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