

Single Family Residence **RESIDENTIAL**

2060 BUSHY RUN

ROSWELL, GA 30075

\$613,895 TopHap Estimate · \$278 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,209 ft²

LIVING AREA

0.82 ac

LOT SIZE

1979

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$614K

\$555K low

\$673K high

Last Sale

\$273,500 · Aug 27, 2014

Est. Owner Equity

\$428,895

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$5,047 (2025)
Assessed Value	\$193,240
Previous Assessed	\$181,640
Assessor Market Value	\$483,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.82
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 608 ft²

Porch · 32 ft²

CLIMATE RISK

45

FLOOD

16

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
Aug 26, 2014	Resale	Grant Deed	\$273,500	\$124	\$185K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	1.8 mi
Crabapple Middle School	Middle	6–8	2.2 mi
Roswell High School	High	9–12	3.0 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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