

Single Family Residence **RESIDENTIAL**

175 DERBY FOREST CT

ROSWELL, GA 30076

\$670,613 TopHap Estimate · \$220 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

3,048 ft²

LIVING AREA

0.69 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

5

ROOMS

VALUATION

\$671K

\$634K low

\$707K high

Est. Owner Equity

\$590,613

Loan-to-Value

12%

TAX & ASSESSMENT

Property Tax	\$3,147 (2025)
Assessed Value	\$159,440
Previous Assessed	\$170,920
Assessor Market Value	\$398,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.69
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	Yes
View	Neighborhood / Spot

Patio · 718 ft²

Porch · 280 ft²

CLIMATE RISK

1

FLOOD

13

WILDFIRE

85

HEAT

94

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 1, 2022	Financing	Warranty Deed			
May 19, 2011	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hembree Springs Elementary School	Elementary	PK–5	0.7 mi
Elkins Pointe Middle School	Middle	6–8	0.7 mi
Roswell High School	High	9–12	1.8 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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