

Single Family Residence

**RESIDENTIAL**

# 2195 WESTWIND DR

ROSWELL, GA 30075

**\$538,502** TopHap Estimate · \$304 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**  
BEDS

**2.5**  
BATHS

**1,769 ft<sup>2</sup>**  
LIVING AREA

**0.25 ac**  
LOT SIZE

**1997**  
YEAR BUILT

**1**  
STORIES

**7**  
ROOMS

## VALUATION

**\$539K**

\$519K low

\$558K high

Last Sale

**\$459,900 · Dec 16, 2022**

Est. Owner Equity

**\$308,552**

Loan-to-Value

**43%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,967 (2025) |
| Assessed Value        | \$207,120      |
| Previous Assessed     | \$159,840      |
| Assessor Market Value | \$517,800      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | FULTON                  |
| Lot (acres)   | 0.25                    |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Patio · 120 ft²

## CLIMATE RISK

1

FLOOD

5

WILDFIRE

85

HEAT

95

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-----------|--------|--------|
| Dec 15, 2022 | Resale    | Warranty Deed       | \$459,900 | \$260  | \$230K |
| Dec 29, 2008 | Quitclaim | Quit Claim Transfer |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Roswell High School             | High       | 9–12   | 0.6 mi   |
| Mountain Park Elementary School | Elementary | KG–5   | 1.2 mi   |
| Crabapple Middle School         | Middle     | 6–8    | 1.9 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

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>28</b><br>CRIME INDEX | <b>83</b><br>AIR POLLUTION | <b>58,252</b><br>POPULATION | <b>\$152K</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> |
|-----------|-----------------------|