

Single Family Residence **RESIDENTIAL**

240 SHADOWLEDGE LN

ROSWELL, GA 30076

\$802,220 TopHap Estimate · \$225 / ft² · confidence 85 · as of Jul 14, 2026



4
BEDS

3.5
BATHS

3,569 ft²
LIVING AREA

0.79 ac
LOT SIZE

1986
YEAR BUILT

2
STORIES

9
ROOMS

1
PARKING

VALUATION

\$802K

\$678K low

\$926K high

Last Sale

\$200,000 · Aug 3, 2023

Est. Owner Equity

\$802,220

TAX & ASSESSMENT

Property Tax	\$2,982 (2025)
Assessed Value	\$310,360
Previous Assessed	\$292,640
Assessor Market Value	\$775,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.80
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Patio · 372 ft²

Porch · 25 ft²

CLIMATE RISK

1
FLOOD

11
WILDFIRE

85
HEAT

92
STORM

41
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 27, 2023	Resale	Warranty Deed	\$200,000	\$56	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Holcomb Bridge Middle School	Middle	6–8	0.4 mi
Centennial High School	High	9–12	1.5 mi
River Eves Elementary School	Elementary	PK–5	1.7 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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