

Single Family Residence **RESIDENTIAL**

565 BOULDER WAY

ROSWELL, GA 30075

\$814,578 TopHap Estimate · \$236 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

3,447 ft²

LIVING AREA

0.71 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$815K

\$728K low

\$902K high

Est. Owner Equity

\$677,676

Loan-to-Value

16%

TAX & ASSESSMENT

Property Tax	\$4,203 (2025)
Assessed Value	\$227,480
Previous Assessed	\$174,000
Assessor Market Value	\$568,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.71
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 308 ft²

Porch · 296 ft²

CLIMATE RISK

48

FLOOD

13

WILDFIRE

85

HEAT

95

STORM

45

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	2.6 mi
Crabapple Middle School	Middle	6–8	2.9 mi
Roswell High School	High	9–12	3.8 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 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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