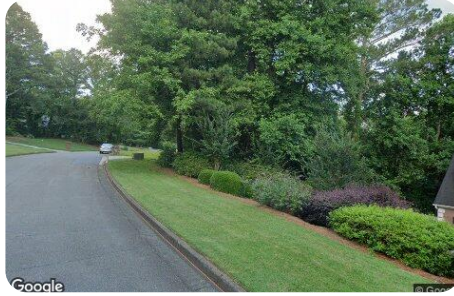


Single Family Residence **RESIDENTIAL**

260 BOULDER DR

ROSWELL, GA 30075

\$842,543 TopHap Estimate · \$229 / ft² · confidence 90 · as of Jul 14, 2026



8

BEDS

5

BATHS

3,672 ft²

LIVING AREA

0.76 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

11

ROOMS

VALUATION

\$843K

\$759K low

\$926K high

Last Sale

\$4,500 · Apr 4, 2000

Est. Owner Equity

\$742,543

Loan-to-Value

12%

TAX & ASSESSMENT

Property Tax	\$5,695 (2025)
Assessed Value	\$280,000
Previous Assessed	\$262,920
Assessor Market Value	\$700,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.76
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 716 ft²

Porch · 112 ft²

CLIMATE RISK

1

FLOOD

7

WILDFIRE

85

HEAT

95

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	2.4 mi
Crabapple Middle School	Middle	6–8	2.7 mi
Roswell High School	High	9–12	3.6 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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