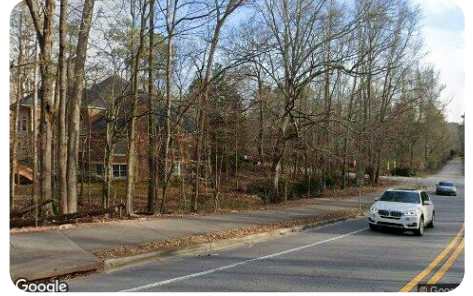
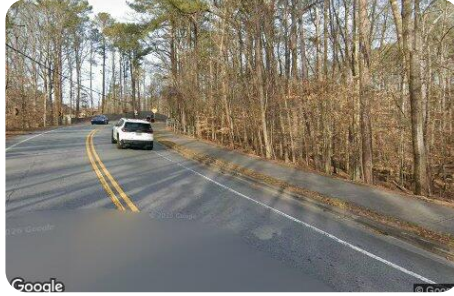
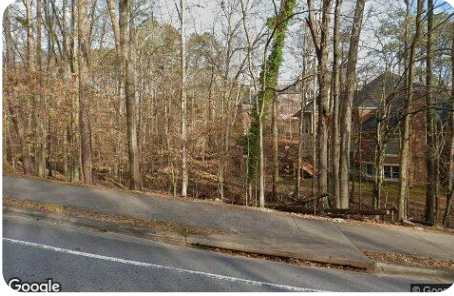


Single Family Residence **RESIDENTIAL**

1670 RIVERSIDE RD

ROSWELL, GA 30076

\$1,700,000 TopHap Estimate · \$309 / ft² · confidence 88 · as of Jul 14, 2026



5
BEDS

5.5
BATHS

5,497 ft²
LIVING AREA

1.23 ac
LOT SIZE

2008
YEAR BUILT

2
STORIES

14
ROOMS

VALUATION

\$1.7M

\$1.5M low

\$1.9M high

Last Sale

\$1,375,000 · Jan 30, 2024

Est. Owner Equity

\$1,700,000

TAX & ASSESSMENT

Property Tax	\$15,559 (2025)
Assessed Value	\$595,680
Previous Assessed	\$505,640
Assessor Market Value	\$1,489,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	Yes
View	Neighborhood / Spot

Porch · 96 ft²

CLIMATE RISK

33
FLOOD

13
WILDFIRE

85
HEAT

94
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 18, 2023	Financing	Limited Warranty Deed			
Jan 30, 2024	Resale	Warranty Deed	\$1,375,000	\$250	\$1.2M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.4 mi
Holcomb Bridge Middle School	Middle	6–8	1.8 mi
Centennial High School	High	9–12	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 30076

54 CRIME INDEX	82 AIR POLLUTION	42,728 POPULATION	\$113K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------