

Single Family Residence

RESIDENTIAL

745 NORTHWIND TER

ROSWELL, GA 30075

\$1,150,536 TopHap Estimate · \$356 / ft² · confidence 95 · as of Jul 14, 2026



5

BEDS

4

BATHS

3,228 ft²

LIVING AREA

0.47 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$1.2M

\$1.1M low

\$1.2M high

Last Sale

\$499,228 · Apr 22, 2013

Est. Owner Equity

\$751,154

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$6,354 (2025)
Assessed Value	\$405,920
Previous Assessed	\$230,400
Assessor Market Value	\$1,014,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.47
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 120 ft²

Porch · 354 ft²

CLIMATE RISK

43

FLOOD

14

WILDFIRE

85

HEAT

92

STORM

45

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 22, 2013	Resale	Warranty Deed	\$499,300	\$155	\$399K
Dec 7, 2007	Resale	Deed	\$530,000	\$164	\$424K
Dec 7, 2007	Resale	Grant Deed	\$530,000	\$164	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sweet Apple Elementary School	Elementary	PK–5	0.9 mi
Milton High School	High	9–12	2.1 mi

Elkins Pointe Middle School	Middle	6–8	2.6 mi
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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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