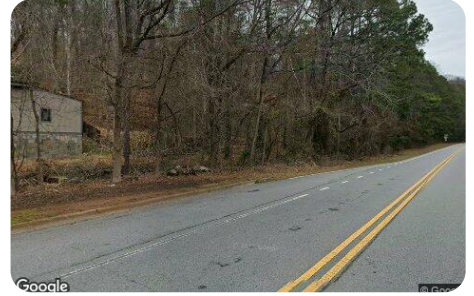


Single Family Residence **RESIDENTIAL**

185 RIVER LANDING DR

ROSWELL, GA 30075

\$786,955 TopHap Estimate · \$259 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,044 ft²

LIVING AREA

1.31 ac

LOT SIZE

1983

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$787K

\$751K low

\$823K high

Last Sale

\$430,725 · Mar 12, 2019

Est. Owner Equity

\$571,593

Loan-to-Value

26%

TAX & ASSESSMENT

Property Tax	\$4,472 (2025)
Assessed Value	\$240,000
Previous Assessed	\$232,800
Assessor Market Value	\$600,000

PROPERTY FACTS

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

Deck

Patio · 284 ft²

Porch · 24 ft²

CLIMATE RISK

1 FLOOD	15 WILDFIRE	85 HEAT	95 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 12, 2019	Resale	Grant Deed	\$430,800	\$142	\$215K
Mar 20, 2008	Resale	Deed	\$376,500	\$124	\$365K
Mar 20, 2008	Resale	Grant Deed	\$376,500	\$124	\$365K
Apr 15, 2005	Resale	Warranty Deed	\$332,500	\$109	\$266K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Esther Jackson Elementary	Elementary	PK–5	1.3 mi
Centennial High School	High	9–12	2.9 mi
Holcomb Bridge Middle School	Middle	6–8	3.5 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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