

Single Family Residence

RESIDENTIAL

# 2196 NEW ROSEDALE RD NE

ROME, GA 30165

**\$449,480** TopHap Estimate · \$174 / ft<sup>2</sup> · confidence 75 · as of Jul 14, 2026

4

BATHS

2,577 ft<sup>2</sup>

LIVING AREA

5.17 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

4

PARKING

## VALUATION

**\$449K**

\$339K low

\$560K high

Est. Owner Equity

**\$78,680**

Loan-to-Value

**89%**

## TAX & ASSESSMENT

Property Tax

**\$5,144 (2025)**

Assessed Value

**\$264,950**

Previous Assessed

**\$235,490**

Assessor Market Value

**\$662,375**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Floyd                   |
| Lot (acres)   | 5.17                    |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | Yes                     |

Deck · 112 ft²

Shed · 480 ft²

Porch · 1,248 ft²

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 10<br>FLOOD | 28<br>WILDFIRE | 88<br>HEAT | 87<br>STORM | 31<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE | \$/FT² | LOAN  |
|--------------|-----------|---------------------|-------|--------|-------|
| Jan 29, 2013 | Financing | Trustees Deed       |       |        | \$90K |
| Dec 11, 2010 | Quitclaim | Quit Claim Transfer |       |        |       |
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## ASSIGNED SCHOOLS

| SCHOOL                  | LEVEL      | GRADES | DISTANCE |
|-------------------------|------------|--------|----------|
| Armuchee Middle School  | Middle     | 6–8    | 3.0 mi   |
| Armuchee High School    | High       | 9–12   | 5.8 mi   |
| Glenwood Primary School | Elementary | PK–2   | 7.4 mi   |

District: Floyd 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 30165

|                   |                     |                      |                         |                  |                 |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|
| 82<br>CRIME INDEX | 87<br>AIR POLLUTION | 45,389<br>POPULATION | \$67K<br>MEDIAN IN-COME | 60°F<br>AVG TEMP | 61%<br>SUNSHINE |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|

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

## OWNERSHIP

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