

Single Family Residence **RESIDENTIAL**

12 SIMPSON DR NW

ROME, GA 30165

\$150,832 TopHap Estimate · \$129 / ft² · confidence 90 · as of Jul 14, 2026



2

BATHS

1,166 ft²

LIVING AREA

0.31 ac

LOT SIZE

1958

YEAR BUILT

1

STORIES

VALUATION

\$151K

\$135K low

\$166K high

Last Sale

\$55,000 · Nov 19, 2019

Est. Owner Equity

\$94,720

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$1,716 (2025)
Assessed Value	\$57,938
Previous Assessed	\$53,148
Assessor Market Value	\$144,845

PROPERTY FACTS

Property Type	Single Family Residence
County	Floyd
Lot (acres)	0.31
Foundation	Concrete
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Pool	No

Shed · 60 ft²

Porch · 55 ft²

CLIMATE RISK

1 FLOOD	19 WILDFIRE	87 HEAT	89 STORM	23 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 19, 2019	Resale	Grant Deed	\$55,000	\$47	\$56K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garden Lakes Elementary School	Elementary	PK–5	0.4 mi
Coosa Middle School	Middle	6–8	3.8 mi
Coosa High School	High	9–12	3.9 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 CRIME INDEX	87 AIR POLLUTION	45,389 POPULATION	\$67K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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