

Single Family Residence

**RESIDENTIAL**

**49 ROSA ST**

ROSSVILLE, GA 30741

**\$243,190** TopHap Estimate · \$133 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**2**

BATHS

**1,824 ft<sup>2</sup>**

LIVING AREA

**2.11 ac**

LOT SIZE

**1940**

YEAR BUILT

**1**

STORIES

**3**

PARKING

**VALUATION**

**\$243K**

\$226K low

\$261K high

Last Sale

**\$250,000 · Jun 29, 2022**

Est. Owner Equity

**\$0**

Loan-to-Value

**100%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,607 (2025) |
| Assessed Value        | \$84,634       |
| Previous Assessed     | \$84,634       |
| Assessor Market Value | \$211,585      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Catoosa                 |
| Lot (acres)   | 2.11                    |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Garage        | Garage, Detached        |

Porch · 192 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-----------|--------|--------|
| Jun 29, 2022 | Resale    | Warranty Deed       | \$250,000 | \$137  | \$245K |
| Jun 22, 2022 | Financing | Warranty Deed       |           |        |        |
| Jun 29, 2021 | Resale    | Warranty Deed       | \$150,000 | \$82   | \$160K |
| Jun 29, 2021 | Financing | Warranty Deed       |           |        |        |
| Mar 19, 2021 | Quitclaim | Quit Claim Transfer |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                               | LEVEL      | GRADES | DISTANCE |
|--------------------------------------|------------|--------|----------|
| Lakeview Middle School               | Middle     | 6–8    | 0.7 mi   |
| Cloud Springs Elementary School      | Elementary | KG–5   | 1.3 mi   |
| Lakeview-Fort Oglethorpe High School | High       | 9–12   | 2.8 mi   |

District: Catoosa 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 30741

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>133</b><br>CRIME INDEX | <b>118</b><br>AIR POLLUTION | <b>31,945</b><br>POPULATION | <b>\$50K</b><br>MEDIAN IN-COME | <b>59°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|