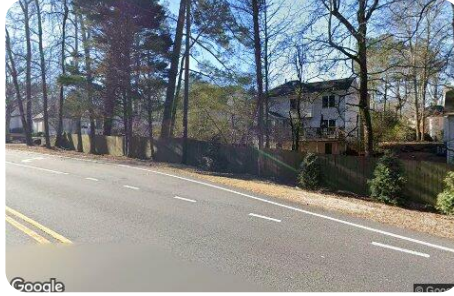


Single Family Residence **RESIDENTIAL**

# 525 AMBERGATE CT

ROSWELL, GA 30076

**\$564,982** TopHap Estimate · \$283 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**1,994 ft<sup>2</sup>**

LIVING AREA

**0.22 ac**

LOT SIZE

**1985**

YEAR BUILT

**2**

STORIES

**7**

ROOMS

## VALUATION

**\$565K**

\$539K low

\$591K high

Last Sale

**\$205,100 · Mar 14, 2005**

Est. Owner Equity

**\$320,782**

Loan-to-Value

**44%**

## TAX & ASSESSMENT

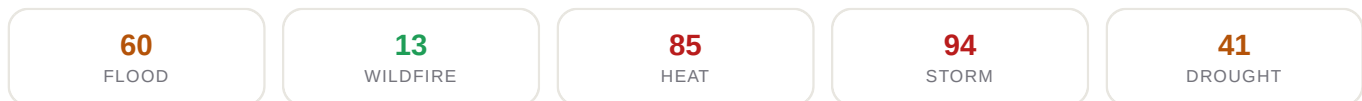
|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,443 (2025) |
| Assessed Value        | \$219,880      |
| Previous Assessed     | \$188,360      |
| Assessor Market Value | \$549,700      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | FULTON                  |
| Lot (acres)   | 0.22                    |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Deck    Patio · 154 ft²    Porch · 42 ft²

## CLIMATE RISK



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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------|-----------|--------|--------|
| Sep 22, 2011 | Financing | Warranty Deed |           |        | \$244K |
| Mar 8, 2005  | Resale    | Deed          | \$205,100 | \$103  | \$203K |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Elkins Pointe Middle School       | Middle     | 6–8    | 0.6 mi   |
| Hembree Springs Elementary School | Elementary | PK–5   | 0.7 mi   |
| Roswell High School               | High       | 9–12   | 2.2 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 30076

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>54</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>42,728</b><br>POPULATION | <b>\$113K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

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