

Condominium

**RESIDENTIAL**

# 117 COURTYARD TER

ROSWELL, GA 30075

**\$480,855** TopHap Estimate · \$325 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**2**

BEDS

**2.5**

BATHS

**1,480 ft<sup>2</sup>**

LIVING AREA

**1,481 ft<sup>2</sup>**

LOT SIZE

**1983**

YEAR BUILT

**2**

STORIES

**5**

ROOMS

## VALUATION

**\$481K**

\$467K low

\$495K high

Last Sale

**\$399,900 · Jun 28, 2024**

Est. Owner Equity

**\$100,950**

Loan-to-Value

**83%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,828 (2025) |
| Assessed Value        | \$145,400      |
| Previous Assessed     | \$119,600      |
| Assessor Market Value | \$363,500      |

## PROPERTY FACTS

|               |                     |
|---------------|---------------------|
| Property Type | Condominium         |
| Style         | Condo/Apartment     |
| County        | FULTON              |
| Lot (acres)   | 0.03                |
| Heating       | Yes                 |
| Cooling       | Yes                 |
| Fireplace     | Yes                 |
| Pool          | No                  |
| View          | Neighborhood / Spot |

## CLIMATE RISK

|            |               |            |             |               |
|------------|---------------|------------|-------------|---------------|
| 1<br>FLOOD | 6<br>WILDFIRE | 85<br>HEAT | 95<br>STORM | 45<br>DROUGHT |
|------------|---------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|---------------|-----------|--------------------|--------|
| Jun 27, 2024 | Resale | Warranty Deed | \$399,900 | \$270              | \$380K |
| May 20, 2019 | Resale | Grant Deed    | \$235,000 | \$159              | \$188K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Vickery Mill Elementary School | Elementary | PK–5   | 0.4 mi   |
| Crabapple Middle School        | Middle     | 6–8    | 1.2 mi   |
| Roswell High School            | High       | 9–12   | 3.1 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

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>28</b><br>CRIME INDEX | <b>83</b><br>AIR POLLUTION | <b>58,252</b><br>POPULATION | <b>\$152K</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> |
|-----------|-----------------------|