

Single Family Residence **RESIDENTIAL**

2945 ASCOT LN

ROSWELL, GA 30076

\$979,346 TopHap Estimate · \$244 / ft² · confidence 93 · as of Jul 14, 2026



5

BEDS

2.5

BATHS

4,008 ft²

LIVING AREA

0.51 ac

LOT SIZE

1978

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$979K

\$912K low

\$1M high

Last Sale

\$450,000 · Apr 15, 2016

Est. Owner Equity

\$629,346

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$8,842 (2025)
Assessed Value	\$338,520
Previous Assessed	\$256,920
Assessor Market Value	\$846,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modern
County	FULTON
Lot (acres)	0.51
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	Yes
View	Neighborhood / Spot

Deck Patio · 882 ft² Porch · 808 ft²

CLIMATE RISK

1 FLOOD	13 WILDFIRE	85 HEAT	93 STORM	41 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 2, 2026	Quitclaim	Quit Claim Transfer			
Aug 9, 2011	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Haynes Bridge Middle School	Middle	6–8	1.0 mi
Centennial High School	High	9–12	1.7 mi
Northwood Elementary School	Elementary	KG–5	1.9 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

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

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

OWNERSHIP

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