

Single Family Residence **RESIDENTIAL**

8905 TERRACE CLUB DR

ROSWELL, GA 30076

\$548,061 TopHap Estimate · \$268 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,045 ft²

LIVING AREA

0.21 ac

LOT SIZE

1988

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$548K

\$528K low

\$568K high

Last Sale

\$328,000 · Sep 23, 2020

Est. Owner Equity

\$236,461

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$4,541 (2025)
Assessed Value	\$173,840
Previous Assessed	\$177,280
Assessor Market Value	\$434,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.21
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 126 ft²

Porch · 96 ft²

CLIMATE RISK

1 FLOOD	12 WILDFIRE	85 HEAT	92 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 23, 2020	Resale	Grant Deed	\$328,000	\$160	\$312K
Nov 30, 2004	Resale	Warranty Deed	\$203,000	\$99	\$203K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.3 mi
Centennial High School	High	9–12	1.2 mi
Holcomb Bridge Middle School	Middle	6–8	1.3 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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