

Single Family Residence **RESIDENTIAL**

# 3496 NETTLE LN NE

ROSWELL, GA 30075

**\$1,147,456** TopHap Estimate · \$286 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**5**  
BEDS

**5**  
BATHS

**4,017 ft<sup>2</sup>**  
LIVING AREA

**0.41 ac**  
LOT SIZE

**2015**  
YEAR BUILT

**2**  
STORIES

**9**  
ROOMS

**3**  
PARKING

## VALUATION

**\$1.1M**

\$1.1M low

\$1.2M high

Est. Owner Equity

**\$1,147,456**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,878 (2025) |
| Assessed Value        | \$440,840      |
| Previous Assessed     | \$702,950      |
| Assessor Market Value | \$1,102,100    |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Cobb                    |
| Lot (acres)   | 0.41                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Heat Pump               |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Porch · 403 ft<sup>2</sup>

## CLIMATE RISK

45  
FLOOD

14  
WILDFIRE

85  
HEAT

96  
STORM

45  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                  | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|-----------------------|-----------|--------------------|--------|
| Jun 23, 2023 | Financing | Intrafamily Transfer  |           |                    |        |
| May 28, 2021 | Financing | Deed                  |           |                    |        |
| May 28, 2021 | Resale    | Limited Warranty Deed | \$840,000 | \$209              | \$521K |
| Jun 8, 2018  | Resale    | Grant Deed            | \$788,000 | \$196              | \$288K |
| Mar 15, 2016 | Resale    | Grant Deed            | \$715,200 | \$178              | \$417K |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| Shallowford Falls Elementary School | Elementary | KG–5   | 0.5 mi   |
| Lassiter High School                | High       | 9–12   | 2.5 mi   |
| Simpson Middle School               | Middle     | 6–8    | 2.7 mi   |

District: Cobb 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

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>28</div> <div>CRIME INDEX</div> | <div>83</div> <div>AIR POLLUTION</div> | <div>58,252</div> <div>POPULATION</div> | <div>\$152K</div> <div>MEDIAN IN-COME</div> | <div>60°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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