

Single Family Residence

RESIDENTIAL

1330 ROSWELL MANOR CIR

ROSWELL, GA 30076

\$665,750 TopHap Estimate · \$236 / ft² · confidence 95 · as of Jun 23, 2026



4

BEDS

2.5

BATHS

2,816 ft²

LIVING AREA

0.16 ac

LOT SIZE

2015

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$666K

\$632K low

\$699K high

Last Sale

\$660,000 · Jun 15, 2023

Est. Owner Equity

\$132,750

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$6,886 (2025)
Assessed Value	\$263,640
Previous Assessed	\$263,640
Assessor Market Value	\$659,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.16
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 100 ft²

Porch · 96 ft²

CLIMATE RISK

1 FLOOD	16 WILDFIRE	85 HEAT	95 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 30, 2024	Financing	Warranty Deed			\$533K
Apr 8, 2024	Financing	Warranty Deed			
Jun 14, 2023	Resale	Warranty Deed	\$660,000	\$234	
Oct 16, 2015	Resale	Grant Deed	\$432,700	\$154	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Northwood Elementary School	Elementary	KG–5	0.5 mi
Centennial High School	High	9–12	1.9 mi
Haynes Bridge Middle School	Middle	6–8	2.1 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 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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