

Single Family Residence **RESIDENTIAL**

1389 OLD RIVERSIDE RD

ROSWELL, GA 30076

\$991,796 TopHap Estimate · \$315 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

4.5

BATHS

3,144 ft²

LIVING AREA

0.41 ac

LOT SIZE

1970

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$992K

\$859K low

\$1.1M high

Est. Owner Equity

\$991,796

TAX & ASSESSMENT

Property Tax	\$9,437 (2025)
Assessed Value	\$361,320
Previous Assessed	\$310,960
Assessor Market Value	\$903,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.41
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 360 ft²

Porch · 494 ft²

CLIMATE RISK

25 FLOOD	15 WILDFIRE	85 HEAT	94 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 5, 2023	Financing	Warranty Deed			
Mar 1, 2021	Resale	Warranty Deed	\$1,200,000	\$382	
May 9, 2014	Recorded document	Affidavit Of Death			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.7 mi
Holcomb Bridge Middle School	Middle	6–8	2.2 mi
Centennial High School	High	9–12	2.3 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	Absentee owner
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