

Single Family Residence **RESIDENTIAL**

1110 WINDFAIRE PL

ROSWELL, GA 30076

\$1,287,500 TopHap Estimate · \$265 / ft² · confidence 90 · as of Jun 23, 2026



6

BEDS

6.5

BATHS

4,858 ft²

LIVING AREA

0.8 ac

LOT SIZE

2007

YEAR BUILT

2

STORIES

10

ROOMS

VALUATION

\$1.3M

\$1.2M low

\$1.4M high

Est. Owner Equity

\$283,640

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$10,534 (2025)
Assessed Value	\$414,800
Previous Assessed	\$421,520
Assessor Market Value	\$1,037,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.80
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 255 ft²

Porch · 518 ft²

CLIMATE RISK

16
FLOOD

12
WILDFIRE

85
HEAT

94
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 1, 2023	Quitclaim	Quit Claim Transfer			
Nov 30, 2020	Resale	Grant Deed	\$1,100,000	\$226	\$1M
Jan 15, 2008	Resale	Deed	\$960,300	\$198	\$417K
Jan 15, 2008	Resale	Grant Deed	\$960,252	\$198	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.5 mi
Centennial High School	High	9–12	1.3 mi
Holcomb Bridge Middle School	Middle	6–8	1.7 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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