

Single Family Residence **RESIDENTIAL**

3040 LANCASTER SQ

ROSWELL, GA 30076

\$1,880,202 TopHap Estimate · \$248 / ft² · confidence 85 · as of Jul 14, 2026



7
BEDS

7.5
BATHS

7,586 ft²
LIVING AREA

1.09 ac
LOT SIZE

2006
YEAR BUILT

2
STORIES

18
ROOMS

VALUATION

\$1.9M

\$1.6M low

\$2.2M high

Last Sale

\$1,500,000 · Jul 8, 2016

Est. Owner Equity

\$830,202

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$13,285 (2025)
Assessed Value	\$1,057,840
Previous Assessed	\$1,057,840
Assessor Market Value	\$2,644,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	Yes
View	Neighborhood / Spot

Porch · 332 ft²

CLIMATE RISK

43
FLOOD

10
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
Dec 19, 2016	Quitclaim	Quit Claim Transfer			\$1.1M
Aug 13, 2007	Resale	Grant Deed	\$1,550,000	\$204	\$1.2M
Aug 13, 2007	Financing	Grant Deed			\$1.2M
Aug 13, 2007	Resale	Grant Deed	\$1,550,000	\$204	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Elkins Pointe Middle School	Middle	6–8	1.1 mi
Vickery Mill Elementary School	Elementary	PK–5	1.4 mi
Roswell High School	High	9–12	1.8 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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