

Single Family Residence **RESIDENTIAL**

6085 RICHWOOD CIR

ROSWELL, GA 30076

\$744,238 TopHap Estimate · \$317 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,347 ft²

LIVING AREA

1,973 ft²

LOT SIZE

2016

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$744K

\$720K low

\$768K high

Last Sale

\$655,000 · Feb 21, 2022

Est. Owner Equity

\$154,738

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$6,223 (2025)
Assessed Value	\$280,280
Previous Assessed	\$252,440
Assessor Market Value	\$700,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.04
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Porch · 191 ft²

CLIMATE RISK

1
FLOOD

14
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
Feb 18, 2022	Resale	Warranty Deed	\$655,000	\$279	\$590K
Jan 27, 2017	Resale	Warranty Deed	\$489,477	\$209	\$380K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillside Elementary School	Elementary	PK–5	0.3 mi
Centennial High School	High	9–12	0.4 mi
Haynes Bridge Middle School	Middle	6–8	2.5 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
--------------------------------------	--	---	---	-------------------------------------	------------------------------------

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

| OWNERSHIP

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