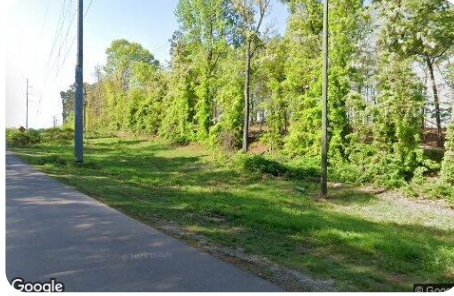


Single Family Residence **RESIDENTIAL**

1200 ROSWELL MANOR CIR

ROSWELL, GA 30076

\$823,585 TopHap Estimate · \$221 / ft² · confidence 92 · as of Jul 14, 2026



4
BEDS

4
BATHS

3,731 ft²
LIVING AREA

0.1 ac
LOT SIZE

2015
YEAR BUILT

2
STORIES

9
ROOMS

VALUATION

\$824K

\$759K low

\$889K high

Last Sale

\$762,000 · May 6, 2024

Est. Owner Equity

\$482,585

TAX & ASSESSMENT

Property Tax	\$7,145 (2025)
Assessed Value	\$301,600
Previous Assessed	\$284,960
Assessor Market Value	\$754,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.10
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

CLIMATE RISK

1 FLOOD	15 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	\$/FT ²	LOAN
Mar 18, 2026	Financing	Mortgage			\$341K
May 3, 2024	Resale	Warranty Deed	\$762,000	\$204	
Jan 20, 2015	Resale	Correction Deed	\$277,355	\$74	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Northwood Elementary School	Elementary	KG–5	0.5 mi
Centennial High School	High	9–12	1.8 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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