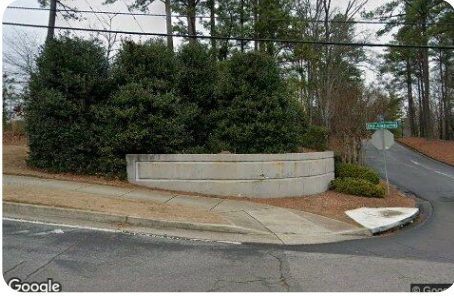


Single Family Residence **RESIDENTIAL**

# 1080 ROSWELL MANOR CIR

ROSWELL, GA 30076

**\$755,564** TopHap Estimate · \$240 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**4**

BEDS

**3.5**

BATHS

**3,152 ft<sup>2</sup>**

LIVING AREA

**0.19 ac**

LOT SIZE

**2015**

YEAR BUILT

**2**

STORIES

**11**

ROOMS

## VALUATION

**\$756K**

\$729K low

\$782K high

Last Sale

**\$509,000 · Jul 24, 2017**

Est. Owner Equity

**\$622,302**

Loan-to-Value

**17%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,564 (2025) |
| Assessed Value        | \$255,880      |
| Previous Assessed     | \$255,880      |
| Assessor Market Value | \$639,700      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | FULTON                  |
| Lot (acres)   | 0.19                    |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |
| View          | Commercial/Industrial   |

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 16<br>WILDFIRE | 85<br>HEAT | 95<br>STORM | 45<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

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

## 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

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>54</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>42,728</b><br>POPULATION | <b>\$113K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|