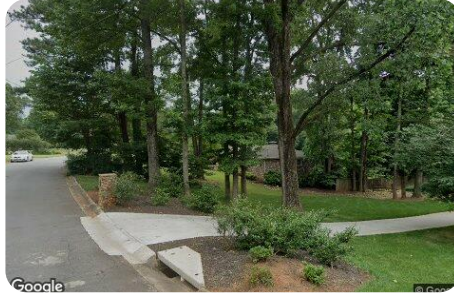


Single Family Residence **RESIDENTIAL**

## 246 SPRING DR

ROSWELL, GA 30075

**\$639,801** TopHap Estimate · \$389 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**4**

BEDS

**3.5**

BATHS

**1,644 ft<sup>2</sup>**

LIVING AREA

**0.84 ac**

LOT SIZE

**1979**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

### VALUATION

**\$640K**

\$606K low

\$673K high

Last Sale

**\$375,000 · Oct 2, 2019**

Est. Owner Equity

**\$276,051**

Loan-to-Value

**59%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,269 (2025) |
| Assessed Value        | \$240,000      |
| Previous Assessed     | \$185,200      |
| Assessor Market Value | \$600,000      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | FULTON                  |
| Lot (acres)   | 0.84                    |
| Construction  | Brick                   |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Deck   Patio · 440 ft²   Porch · 480 ft²

## CLIMATE RISK

**1**  
FLOOD

**14**  
WILDFIRE

**85**  
HEAT

**95**  
STORM

**45**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-----------|--------|--------|
| Oct 2, 2019  | Resale    | Grant Deed          | \$375,000 | \$228  | \$364K |
| Jul 1, 2010  | Quitclaim | Quit Claim Transfer |           |        | \$217K |
| Mar 15, 2007 | Quitclaim | Quit Claim Transfer |           |        | \$189K |
| Mar 15, 2007 | Quitclaim | Quit Claim Transfer |           |        | \$36K  |
| Feb 11, 2005 | Resale    | Deed                | \$202,000 | \$123  | \$182K |
| Feb 11, 2005 | Quitclaim | Quit Claim Transfer |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Roswell North Elementary School | Elementary | PK–5   | 2.3 mi   |
| Crabapple Middle School         | Middle     | 6–8    | 2.4 mi   |
| Roswell High School             | High       | 9–12   | 4.1 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 30075

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>28</b><br>CRIME INDEX | <b>83</b><br>AIR POLLUTION | <b>58,252</b><br>POPULATION | <b>\$152K</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 | Owner occupied |
|-----------|----------------|