

Townhouse **RESIDENTIAL**

8045 RIVER RAPIDS ALY

ROSWELL, GA 30076

\$539,195 TopHap Estimate · \$247 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

3.5
BATHS

2,180 ft²
LIVING AREA

2,178 ft²
LOT SIZE

2019
YEAR BUILT

2
STORIES

5
ROOMS

2
PARKING

VALUATION

\$539K

\$505K low

\$573K high

Est. Owner Equity

\$539,195

TAX & ASSESSMENT

Property Tax	\$5,802 (2025)
Assessed Value	\$222,120
Previous Assessed	\$201,760
Assessor Market Value	\$555,300

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	FULTON
Lot (acres)	0.05
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Patio · 180 ft²

Porch · 31 ft²

CLIMATE RISK

1
FLOOD

10
WILDFIRE

85
HEAT

95
STORM

45
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Esther Jackson Elementary	Elementary	PK–5	0.6 mi
Centennial High School	High	9–12	2.2 mi
Holcomb Bridge Middle School	Middle	6–8	2.9 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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