

Single Family Residence

RESIDENTIAL

3036 ROSEWOOD DR

EVANS, GA 30809

\$526,936 TopHap Estimate · \$193 / ft² · confidence 96 · as of Jul 14, 2026

5

BEDS

3

BATHS

2,725 ft²

LIVING AREA

0.26 ac

LOT SIZE

2022

YEAR BUILT

2

STORIES

VALUATION

\$527K

\$507K low

\$547K high

Last Sale

\$445,900 · Feb 10, 2022

Est. Owner Equity

\$81,036

Loan-to-Value

87%

TAX & ASSESSMENT

Property Tax

\$1,770 (2025)

Assessed Value

\$193,532

Previous Assessed

\$193,532

Assessor Market Value

\$483,831

PROPERTY FACTS

Property Type	Single Family Residence
County	Columbia
Lot (acres)	0.26
Construction	Frame (Unspecified)

CLIMATE RISK

33 FLOOD	20 WILDFIRE	90 HEAT	76 STORM	25 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
Feb 10, 2022	Resale	Limited Warranty Deed	\$445,900	\$164	\$446K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Parkway Elementary School	Elementary	PK–5	0.7 mi
Greenbrier High School	High	9–12	3.3 mi
Greenbrier Middle School	Middle	6–8	3.3 mi

District: Columbia 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 30809

61 CRIME INDEX	62 AIR POLLUTION	55,165 POPULATION	\$119K MEDIAN IN-COME	63°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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