

Single Family Residence **RESIDENTIAL**

# 155 DERBY FOREST CT

ROSWELL, GA 30076

**\$694,860** TopHap Estimate · \$169 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**4**

BEDS

**3.5**

BATHS

**4,113 ft<sup>2</sup>**

LIVING AREA

**0.69 ac**

LOT SIZE

**1985**

YEAR BUILT

**1**

STORIES

**11**

ROOMS

## VALUATION

**\$695K**

\$631K low

\$759K high

Last Sale

**\$375,000 · Aug 24, 2010**

Est. Owner Equity

**\$380,860**

Loan-to-Value

**40%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,426 (2025) |
| Assessed Value        | \$207,760      |
| Previous Assessed     | \$215,200      |
| Assessor Market Value | \$519,400      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | FULTON                  |
| Lot (acres)   | 0.69                    |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Deck   Patio · 240 ft²   Porch · 471 ft²

## CLIMATE RISK

**1**  
FLOOD

**12**  
WILDFIRE

**85**  
HEAT

**94**  
STORM

**41**  
DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE     | \$/FT² | LOAN   |
|--------------|--------|------------|-----------|--------|--------|
| Aug 18, 2010 | Resale | Grant Deed | \$375,000 | \$91   | \$300K |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Hembree Springs Elementary School | Elementary | PK–5   | 0.7 mi   |
| Elkins Pointe Middle School       | Middle     | 6–8    | 0.7 mi   |
| Roswell High School               | High       | 9–12   | 1.9 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

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

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

|
 OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|