

Single Family Residence

RESIDENTIAL

130 RIVER TERRACE CT

ROSWELL, GA 30076

\$535,117 TopHap Estimate · \$350 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,530 ft²

LIVING AREA

0.18 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$535K

\$510K low

\$560K high

Last Sale

\$202,000 · Aug 26, 2009

Est. Owner Equity

\$380,117

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$2,963 (2025)
Assessed Value	\$185,760
Previous Assessed	\$191,160
Assessor Market Value	\$464,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	FULTON
Lot (acres)	0.18
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No
View	Neighborhood / Spot

Deck Patio · 143 ft² Porch · 32 ft²

CLIMATE RISK

1
FLOOD

9
WILDFIRE

85
HEAT

92
STORM

41
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 20, 2009	Resale	Grant Deed	\$202,000	\$132	\$162K
May 26, 2005	Resale	Warranty Deed	\$269,000	\$176	\$215K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.3 mi
Centennial High School	High	9–12	1.3 mi
Holcomb Bridge Middle School	Middle	6–8	1.4 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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