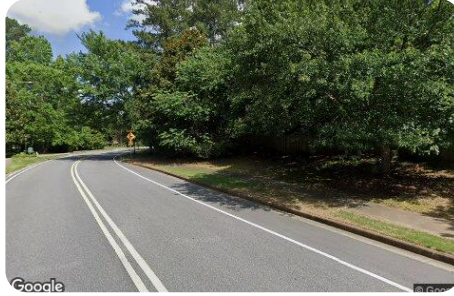


Single Family Residence **RESIDENTIAL**

5045 ROSEDOWN PL

ROSWELL, GA 30076

\$989,640 TopHap Estimate · \$228 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

4

BATHS

4,338 ft²

LIVING AREA

0.69 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$990K

\$927K low

\$1.1M high

Last Sale

\$525,000 · May 23, 2019

Est. Owner Equity

\$564,140

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$4,794 (2025)
Assessed Value	\$395,800
Previous Assessed	\$350,800
Assessor Market Value	\$989,500

PROPERTY FACTS

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

Deck

Patio · 204 ft²

Porch · 40 ft²

CLIMATE RISK

1

FLOOD

3

WILDFIRE

85

HEAT

94

STORM

45

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 23, 2019	Resale	Grant Deed	\$525,000	\$121	\$420K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Elkins Pointe Middle School	Middle	6–8	1.1 mi
Vickery Mill Elementary School	Elementary	PK–5	1.3 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

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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