

Single Family Residence **RESIDENTIAL**

2210 RIVER CLIFF DR

ROSWELL, GA 30076

\$1,214,343 TopHap Estimate · \$229 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

5,299 ft²

LIVING AREA

0.68 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$1.2M

\$1.2M low

\$1.3M high

Last Sale

\$842,000 · Jul 28, 2021

Est. Owner Equity

\$542,263

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$8,038 (2025)
Assessed Value	\$389,560
Previous Assessed	\$407,760
Assessor Market Value	\$973,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.68
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 493 ft²

Porch · 900 ft²

CLIMATE RISK

1 FLOOD	14 WILDFIRE	85 HEAT	92 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 28, 2021	Resale	Warranty Deed	\$842,000	\$159	\$672K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Holcomb Bridge Middle School	Middle	6–8	0.8 mi
River Eves Elementary School	Elementary	PK–5	0.9 mi
Centennial High School	High	9–12	1.0 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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