

Single Family Residence **RESIDENTIAL**

645 KINGSFORT DR

ROSWELL, GA 30076

\$697,618 TopHap Estimate · \$279 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,496 ft²

LIVING AREA

0.41 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$698K

\$673K low

\$722K high

Last Sale

\$229,000 · Oct 7, 2002

Est. Owner Equity

\$458,691

Loan-to-Value

37%

TAX & ASSESSMENT

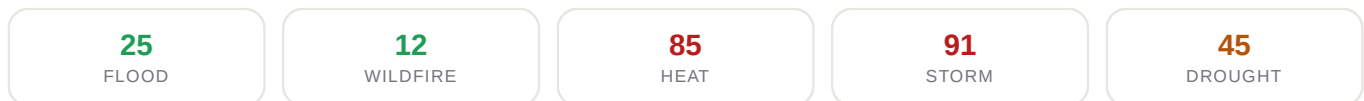
Property Tax	\$680 (2025)
Assessed Value	\$291,640
Previous Assessed	\$258,840
Assessor Market Value	\$729,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	FULTON
Lot (acres)	0.41
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck Patio · 107 ft² Porch · 72 ft²

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hembree Springs Elementary School	Elementary	PK–5	1.0 mi
Northwestern Middle School	Middle	6–8	1.6 mi
Milton High School	High	9–12	1.8 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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