

Single Family Residence **RESIDENTIAL**

1460 OLD RIVERSIDE RD

ROSWELL, GA 30076

\$1,041,979 TopHap Estimate · \$248 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

4,196 ft²

LIVING AREA

1.2 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$1M

\$1M low

\$1.1M high

Est. Owner Equity

\$144,479

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$4,852 (2025)
Assessed Value	\$301,680
Previous Assessed	\$277,480
Assessor Market Value	\$754,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck Patio · 370 ft² Porch · 190 ft²

CLIMATE RISK

47 FLOOD	14 WILDFIRE	85 HEAT	94 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.6 mi
Holcomb Bridge Middle School	Middle	6–8	2.1 mi
Centennial High School	High	9–12	2.1 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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