

Single Family Residence **RESIDENTIAL**

2085 PEARWOOD PATH

ROSWELL, GA 30076

\$837,847 TopHap Estimate · \$246 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,404 ft²

LIVING AREA

0.28 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$838K

\$791K low

\$884K high

Last Sale

\$313,500 · Feb 19, 2002

Est. Owner Equity

\$587,949

Loan-to-Value

31%

TAX & ASSESSMENT

Property Tax	\$4,692 (2025)
Assessed Value	\$275,240
Previous Assessed	\$281,280
Assessor Market Value	\$688,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.28
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 292 ft²

Porch · 32 ft²

CLIMATE RISK

1

FLOOD

12

WILDFIRE

85

HEAT

94

STORM

41

DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillside Elementary School	Elementary	PK–5	0.7 mi
Centennial High School	High	9–12	0.8 mi
Haynes Bridge Middle School	Middle	6–8	1.6 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------