

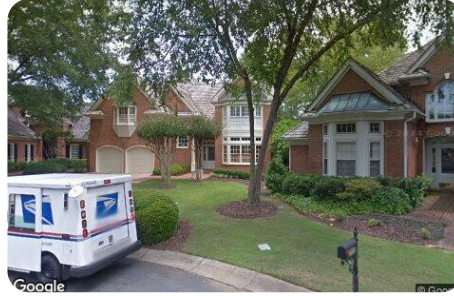
Single Family Residence

**RESIDENTIAL**

# 4100 BROOKSIDE LN

ROSWELL, GA 30076

**\$902,729** TopHap Estimate · \$245 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**3,690 ft<sup>2</sup>**

LIVING AREA

**0.14 ac**

LOT SIZE

**1992**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

## VALUATION

**\$903K**

\$828K low

\$978K high

Last Sale

**\$460,000 · Dec 20, 2002**

Est. Owner Equity

**\$490,929**

Loan-to-Value

**45%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,363 (2025) |
| Assessed Value        | \$287,720      |
| Previous Assessed     | \$293,040      |
| Assessor Market Value | \$719,300      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | FULTON                  |
| Lot (acres)   | 0.14                    |
| Construction  | Brick                   |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Pool          | No                      |
| View          | Neighborhood / Spot     |

Deck

Patio · 278 ft²

Porch · 587 ft²

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 12<br>WILDFIRE | 85<br>HEAT | 92<br>STORM | 41<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED                | PRICE | \$/FT² | LOAN   |
|-------------|-----------|---------------------|-------|--------|--------|
| Jun 1, 2005 | Quitclaim | Quit Claim Transfer |       |        | \$315K |
| Jun 4, 2004 | Quitclaim | Quit Claim Transfer |       |        | \$403K |
| Jun 4, 2004 | Quitclaim | Quit Claim Transfer |       |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Holcomb Bridge Middle School | Middle     | 6–8    | 1.1 mi   |
| River Eves Elementary School | Elementary | PK–5   | 1.4 mi   |
| Centennial 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

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>54</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>42,728</b><br>POPULATION | <b>\$113K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|