

Single Family Residence

RESIDENTIAL

3040 BLUFFTON WAY

ROSWELL, GA 30075

\$680,002 TopHap Estimate · \$260 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,615 ft²

LIVING AREA

0.45 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$680K

\$660K low

\$700K high

Last Sale

\$466,000 · Jun 8, 2018

Est. Owner Equity

\$17,002

Loan-to-Value

100%

TAX & ASSESSMENT

Property Tax	\$4,248 (2025)
Assessed Value	\$223,240
Previous Assessed	\$166,680
Assessor Market Value	\$558,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	FULTON
Lot (acres)	0.46
Construction	Brick
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck Patio · 168 ft² Porch · 72 ft²

CLIMATE RISK

52
FLOOD

18
WILDFIRE

85
HEAT

95
STORM

45
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 23, 2020	Quitclaim	Quit Claim Transfer			
Jun 8, 2018	Quitclaim	Quit Claim Transfer			
Jun 8, 2018	Resale	Grant Deed	\$466,000	\$178	\$323K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	1.3 mi
Crabapple Middle School	Middle	6–8	1.6 mi

Roswell High School	High	9–12	2.2 mi
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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 30075

28 CRIME INDEX	83 AIR POLLUTION	58,252 POPULATION	\$152K 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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