

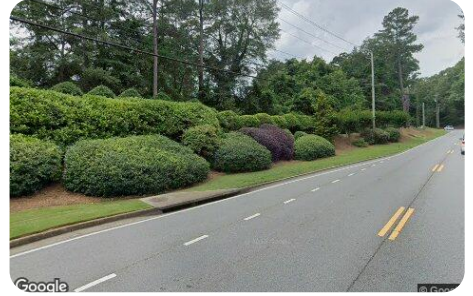
Condominium

RESIDENTIAL

313 RIVER MILL CIR

ROSWELL, GA 30075

\$205,404 TopHap Estimate · \$208 / ft² · confidence 83 · as of Jul 14, 2026



1

BEDS

1

BATHS

988 ft²

LIVING AREA

988 ft²

LOT SIZE

1979

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$205K

\$170K low

\$241K high

Last Sale

\$200,000 · Apr 21, 2025

Est. Owner Equity

\$9,027

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$1,527 (2025)
Assessed Value	\$69,960
Previous Assessed	\$77,080
Assessor Market Value	\$174,900

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	FULTON
Lot (acres)	0.02
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Apt/Condo Complex

Deck Patio · 112 ft² Porch · 152 ft²

CLIMATE RISK

75
FLOOD

8
WILDFIRE

85
HEAT

95
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 18, 2025	Resale	Warranty Deed	\$200,000	\$202	\$196K
Sep 7, 2022	Resale	Warranty Deed	\$195,000	\$197	\$189K
Aug 12, 2014	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roswell North Elementary School	Elementary	PK–5	2.3 mi
Crabapple Middle School	Middle	6–8	2.3 mi
Roswell High School	High	9–12	4.1 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 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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