

Single Family Residence **RESIDENTIAL**

8975 MARTIN RD

ROSWELL, GA 30076

\$750,000 TopHap Estimate · \$268 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,797 ft²

LIVING AREA

0.69 ac

LOT SIZE

1980

YEAR BUILT

1

STORIES

9

ROOMS

VALUATION

\$750K

\$716K low

\$784K high

Last Sale

\$407,500 · May 16, 2025

Est. Owner Equity

\$222,500

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$3,266 (2025)
Assessed Value	\$188,480
Previous Assessed	\$219,800
Assessor Market Value	\$471,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modern
County	FULTON
Lot (acres)	0.69
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck

Patio · 396 ft²

CLIMATE RISK

73

FLOOD

13

WILDFIRE

85

HEAT

94

STORM

45

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 25, 2025	Resale	Limited Warranty Deed	\$407,500	\$146	\$528K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Esther Jackson Elementary	Elementary	PK–5	0.8 mi
Centennial High School	High	9–12	1.8 mi
Holcomb Bridge Middle School	Middle	6–8	2.2 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	Absentee owner
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