

Single Family Residence

RESIDENTIAL

765 NORTHWIND TER

ROSWELL, GA 30075

\$971,496 TopHap Estimate · \$321 / ft² · confidence 92 · as of Jul 14, 2026



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5

BEDS

4

BATHS

3,028 ft²

LIVING AREA

0.43 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$971K

\$893K low

\$1M high

Last Sale

\$604,900 · Jun 28, 2018

Est. Owner Equity

\$533,394

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$5,953 (2025)
Assessed Value	\$323,160
Previous Assessed	\$229,800
Assessor Market Value	\$807,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.43
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 372 ft²

Porch · 27 ft²

CLIMATE RISK

61 FLOOD	14 WILDFIRE	85 HEAT	92 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 28, 2018	Resale	Grant Deed	\$604,900	\$200	\$453K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sweet Apple Elementary School	Elementary	PK–5	0.9 mi
Milton High School	High	9–12	2.2 mi
Elkins Pointe Middle School	Middle	6–8	2.6 mi

District: Fulton County School District



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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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