

Single Family Residence **RESIDENTIAL**

3345 RIVER BIRCH WAY NE

ROSWELL, GA 30075

\$682,418 TopHap Estimate · \$244 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

3
BATHS

2,793 ft²
LIVING AREA

0.5 ac
LOT SIZE

1982
YEAR BUILT

2
STORIES

8
ROOMS

2
PARKING

VALUATION

\$682K

\$643K low

\$721K high

Last Sale

\$390,000 · Nov 4, 2020

Est. Owner Equity

\$236,418

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$6,585 (2025)
Assessed Value	\$254,576
Previous Assessed	\$449,430
Assessor Market Value	\$636,440

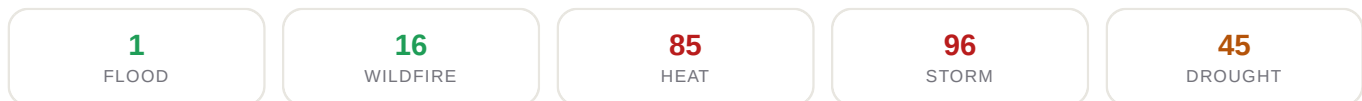
PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Cobb
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 120 ft²

Porch · 270 ft²

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 2, 2020	Resale	Limited Warranty Deed	\$390,000	\$140	\$312K
Jun 4, 2012	Quitclaim	Quit Claim Transfer			\$197K
Nov 30, 2007	Quitclaim	Quit Claim Transfer			\$200K
Aug 15, 2007	Recorded document	Grant Deed			
Aug 15, 2007	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Shallowford Falls Elementary School	Elementary	KG–5	0.5 mi
Lassiter High School	High	9–12	2.5 mi
Simpson Middle School	Middle	6–8	2.6 mi

District: Cobb 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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