

Single Family Residence

RESIDENTIAL

270 PLANTATION WAY

ROSWELL, GA 30075

\$858,397 TopHap Estimate · \$240 / ft² · confidence 95 · as of Jul 14, 2026



5

BEDS

4.5

BATHS

3,579 ft²

LIVING AREA

0.71 ac

LOT SIZE

1988

YEAR BUILT

1

STORIES

9

ROOMS

VALUATION

\$858K

\$818K low

\$899K high

Last Sale

\$765,000 · May 2, 2024

Est. Owner Equity

\$19,897

Loan-to-Value

98%

TAX & ASSESSMENT

Property Tax	\$7,591 (2025)
Assessed Value	\$309,560
Previous Assessed	\$248,640
Assessor Market Value	\$773,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.71
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 446 ft²

Porch · 309 ft²

CLIMATE RISK

1

FLOOD

16

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
May 2, 2024	Resale	Limited Warranty Deed	\$765,000	\$214	\$689K
Aug 2, 2021	Financing	Warranty Deed			
Apr 27, 2015	Quitclaim	Quit Claim Transfer			
Mar 12, 2009	Resale	Grant Deed	\$351,000	\$98	
Mar 29, 2005	Resale	Warranty Deed	\$417,000	\$117	\$247K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crabapple Middle School	Middle	6–8	1.6 mi
Roswell High School	High	9–12	1.9 mi
Mountain Park Elementary School	Elementary	KG–5	2.5 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------