

Single Family Residence **RESIDENTIAL**

630 RIVER FALLS CT

ROSWELL, GA 30076

\$756,483 TopHap Estimate · \$225 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,364 ft²

LIVING AREA

0.22 ac

LOT SIZE

1994

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$756K

\$718K low

\$795K high

Last Sale

\$438,000 · Feb 28, 2019

Est. Owner Equity

\$403,633

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$5,398 (2025)
Assessed Value	\$220,040
Previous Assessed	\$214,520
Assessor Market Value	\$550,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FULTON
Lot (acres)	0.22
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Patio · 223 ft²

CLIMATE RISK

1 FLOOD	9 WILDFIRE	85 HEAT	92 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 28, 2019	Resale	Grant Deed	\$438,000	\$130	\$350K
Aug 30, 2013	Resale	Warranty Deed	\$385,000	\$114	\$308K
Aug 30, 2013	Quitclaim	Quit Claim Transfer			
Mar 31, 2006	Resale	Deed	\$434,000	\$129	\$347K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.5 mi
Centennial High School	High	9–12	1.0 mi
Holcomb Bridge Middle School	Middle	6–8	1.2 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	Owner occupied
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