

Single Family Residence **RESIDENTIAL**

1170 PRIMROSE DR

ROSWELL, GA 30076

\$497,019 TopHap Estimate · \$447 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,112 ft²

LIVING AREA

0.14 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$497K

\$481K low

\$513K high

Est. Owner Equity

\$403,919

Loan-to-Value

20%

TAX & ASSESSMENT

Property Tax	\$4,583 (2025)
Assessed Value	\$175,480
Previous Assessed	\$176,000
Assessor Market Value	\$438,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	FULTON
Lot (acres)	0.14
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

CLIMATE RISK

1 FLOOD	3 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	\$/FT ²	LOAN
Oct 10, 2024	Quitclaim	Quit Claim Transfer			
Jan 17, 2006	Resale	Deed	\$198,000	\$178	\$100K
Jan 17, 2006	Resale	Grant Deed	\$198,000	\$178	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sweet Apple Elementary School	Elementary	PK–5	0.5 mi
Elkins Pointe Middle School	Middle	6–8	1.5 mi
Milton High School	High	9–12	2.0 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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