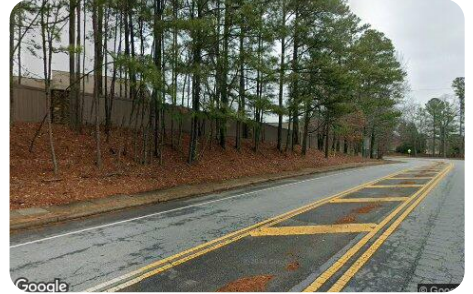


Single Family Residence **RESIDENTIAL**

8750 TERRACE LN

ROSWELL, GA 30076

\$649,493 TopHap Estimate · \$361 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,797 ft²

LIVING AREA

0.21 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$649K

\$621K low

\$678K high

Last Sale

\$390,000 · Apr 19, 2019

Est. Owner Equity

\$294,493

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$4,289 (2025)
Assessed Value	\$223,400
Previous Assessed	\$233,440
Assessor Market Value	\$558,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	FULTON
Lot (acres)	0.21
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No
View	Neighborhood / Spot

Deck Patio · 196 ft² Porch · 696 ft²

CLIMATE RISK

1 FLOOD	10 WILDFIRE	85 HEAT	92 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 19, 2019	Resale	Grant Deed	\$390,000	\$217	\$351K
Apr 15, 2014	Resale	Grant Deed	\$315,000	\$175	\$299K
Mar 24, 2006	Resale	Deed	\$260,000	\$145	\$160K
Mar 24, 2006	Resale	Grant Deed	\$260,000	\$145	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Eves Elementary School	Elementary	PK–5	0.2 mi
Centennial High School	High	9–12	1.4 mi
Holcomb Bridge Middle School	Middle	6–8	1.4 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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