

Residential (General/Single)

RESIDENTIAL

45415 FOREST RUN RD

RACINE, OH 45771

\$170,960 TopHap Estimate · \$142 / ft² · confidence 76 · as of Jul 14, 2026



3

BEDS

1,200 ft²

LIVING AREA

1.91 ac

LOT SIZE

2017

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$171K

\$130K low

\$212K high

Last Sale

\$60,000 · Feb 1, 2024

Est. Owner Equity

\$170,960

TAX & ASSESSMENT

Property Tax	\$2,007 (2025)
Assessed Value	\$60,910
Previous Assessed	\$42,870
Assessor Market Value	\$174,050

PROPERTY FACTS

Property Type	Residential (General/Single)
County	Meigs
Lot (acres)	1.91
Cooling	Central

Porch · 240 ft²

CLIMATE RISK

10 FLOOD	14 WILDFIRE	78 HEAT	86 STORM	16 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Southern Elementary School	Elementary	PK–8	4.0 mi
Southern High School	High	9–12	4.0 mi

District: Southern Local 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 45771

130 CRIME INDEX	159 AIR POLLUTION	4,004 POPULATION	\$53K MEDIAN IN-COME	54°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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