

Single Family Residence

RESIDENTIAL

12 RISING PL

ROCHESTER, NY 14607

\$152,618

TopHap Estimate · \$127 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,204 ft²

LIVING AREA

1,650 ft²

LOT SIZE

1900

YEAR BUILT

2

STORIES

VALUATION

\$153K

\$144K low

\$162K high

Last Sale

\$114,480 · Sep 20, 2021

Est. Owner Equity

\$40,212

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$1,268 (2024)
Assessed Value	\$135,400
Previous Assessed	\$135,400
Assessor Market Value	\$135,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	Monroe
Lot (acres)	0.04
Heating	Forced Air
Pool	No

Porch · 105 ft²

CLIMATE RISK

10
FLOOD

0
WILDFIRE

57
HEAT

71
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 16, 2021	Resale	Warranty Deed	\$114,480	\$95	\$112K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
School 35-Pinnacle	Elementary	PK–6	0.4 mi
James Monroe Upper School	Middle	9–12	0.4 mi

District: Rochester City 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 14607

168 CRIME INDEX	85 AIR POLLUTION	16,216 POPULATION	\$55K MEDIAN IN-COME	48°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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