

Single Family Residence **RESIDENTIAL**

72 ROSELL DR

DAYTON, OH 45440

\$163,023 TopHap Estimate · \$203 / ft² · confidence 87 · as of Jul 14, 2026



1

BEDS

1

BATHS

805 ft²

LIVING AREA

0.43 ac

LOT SIZE

1959

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$163K

\$143K low

\$183K high

Last Sale

\$70,000 · Sep 3, 1992

Est. Owner Equity

\$163,023

TAX & ASSESSMENT

Property Tax	\$2,769 (2025)
Assessed Value	\$42,380
Previous Assessed	\$42,380
Assessor Market Value	\$121,070

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	GREENE
Lot (acres)	0.43
Construction	Brick
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 10, 2022	Quitclaim	Quit Claim Transfer			
Feb 11, 2015	Quitclaim	Quit Claim Transfer			
Jun 26, 2008	Recorded document	Affidavit Of Death			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fairbrook Elementary School	Elementary	KG–5	1.0 mi
Ankeney Middle School	Middle	6–8	1.1 mi
Beavercreek High School	High	10–12	3.1 mi

District: Beavercreek 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 45440

82 CRIME INDEX	210 AIR POLLUTION	22,560 POPULATION	\$89K MEDIAN IN-COME	52°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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