

Single Family Residence **RESIDENTIAL**

86 RICHMOND ST

ROCHESTER, NY 14607

\$144,598 TopHap Estimate · \$118 / ft² · confidence 83 · as of Jun 23, 2026



3

BEDS

2

BATHS

1,225 ft²

LIVING AREA

4,320 ft²

LOT SIZE

1890

YEAR BUILT

2

STORIES

VALUATION

\$145K

\$120K low

\$169K high

Last Sale

\$175,000 · Dec 20, 2023

Est. Owner Equity

\$144,598

TAX & ASSESSMENT

Property Tax	\$1,330 (2024)
Assessed Value	\$142,000
Previous Assessed	\$142,000
Assessor Market Value	\$142,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	Monroe
Lot (acres)	0.10
Heating	Forced Air

Porch · 114 ft²

CLIMATE RISK

1 FLOOD	0 WILDFIRE	57 HEAT	70 STORM	14 DROUGHT
------------	---------------	------------	-------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 4, 2023	Resale	Warranty Deed	\$175,000	\$143	
Mar 23, 2020	Financing	Mortgage			\$75K
Feb 21, 2018	Non-arms-length	Warranty Deed	\$12,000	\$10	\$40K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
School of the Arts	Middle	7–12	0.2 mi
School 58-World of Inquiry School	Elementary	PK–12	0.2 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
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------