

Single Family Residence

**RESIDENTIAL**

# 35 RIFTON TER

RIFTON, NY 12471

**\$429,285** TopHap Estimate · \$209 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026



**3**

BEDS

**4**

BATHS

**2,056 ft<sup>2</sup>**

LIVING AREA

**1.1 ac**

LOT SIZE

**1962**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$429K**

**\$382K low**

**\$476K high**

Last Sale

**\$247,901 · Sep 17, 2019**

Est. Owner Equity

**\$173,285**

Loan-to-Value

**59%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$9,447 (2024) |
| Assessed Value        | \$230,666      |
| Previous Assessed     | \$230,666      |
| Assessor Market Value | \$390,959      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | Ulster                  |
| Lot (acres)   | 1.10                    |
| Heating       | Hot Water               |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Porch · 224 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED       | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|------------|-----------|--------|--------|
| Sep 10, 2019 | Resale            | Deed       | \$247,901 | \$121  | \$256K |
| Oct 16, 1998 | Recorded document | Grant Deed |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Robert R Graves School        | Elementary | KG–4   | 5.2 mi   |
| Kingston High School          | High       | 9–12   | 6.8 mi   |
| J Watson Bailey Middle School | Middle     | 5–8    | 6.9 mi   |

District: Kingston 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 12471

|                           |                            |                         |                                |                         |                        |
|---------------------------|----------------------------|-------------------------|--------------------------------|-------------------------|------------------------|
| <b>126</b><br>CRIME INDEX | <b>90</b><br>AIR POLLUTION | <b>49</b><br>POPULATION | <b>\$67K</b><br>MEDIAN IN-COME | <b>49°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|---------------------------|----------------------------|-------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|