

Rural Residence

RESIDENTIAL

22615 STATE ROUTE 177

RODMAN, NY 13682

\$405,018 TopHap Estimate · \$137 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,967 ft²

LIVING AREA

15.3 ac

LOT SIZE

1850

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$405K

\$383K low

\$427K high

Last Sale

\$380,000 · Jan 17, 2025

Est. Owner Equity

\$18,368

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$5,908 (2024)
Assessed Value	\$354,600
Previous Assessed	\$354,600
Assessor Market Value	\$361,837

PROPERTY FACTS

Property Type	Rural Residence
Style	Traditional/Old
County	JEFFERSON
Lot (acres)	15.30
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 629 ft²

CLIMATE RISK

92 FLOOD	5 WILDFIRE	50 HEAT	96 STORM	32 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: unmapped.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 16, 2025	Resale	Warranty Deed	\$380,000	\$128	\$387K
Dec 14, 2021	Resale	Warranty Deed	\$335,000	\$113	\$343K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Maynard P Wilson Elementary School	Elementary	PK–5	4.6 mi
Clarke Middle School	Middle	6–8	5.0 mi
South Jefferson High School	High	9–12	5.0 mi

District: South Jefferson Central 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 13682

60 CRIME INDEX	88 AIR POLLUTION	1,212 POPULATION	\$80K MEDIAN IN-COME	43°F AVG TEMP	46% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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