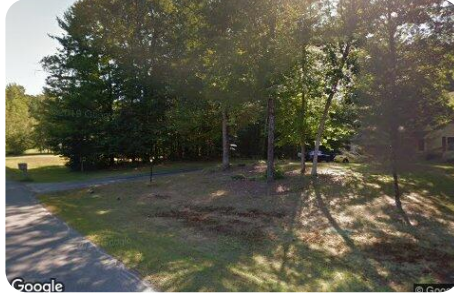
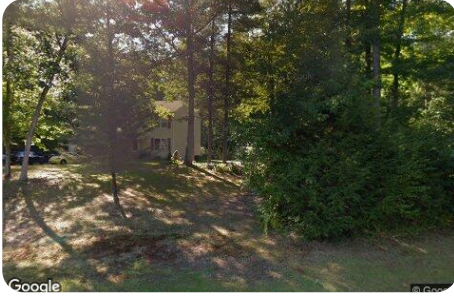


Single Family Residence **RESIDENTIAL**

42 ROBINS RUN

GANSEVOORT, NY 12831

\$396,547 TopHap Estimate · \$220 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,800 ft²

LIVING AREA

1.07 ac

LOT SIZE

1992

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$397K

\$379K low

\$415K high

Last Sale

\$221,450 · Jun 20, 2013

Est. Owner Equity

\$186,170

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$5,914 (2024)
Assessed Value	\$209,800
Previous Assessed	\$209,800
Assessor Market Value	\$361,724

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Saratoga
Lot (acres)	1.07
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 232 ft²

CLIMATE RISK

1 FLOOD	11 WILDFIRE	62 HEAT	92 STORM	10 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 28, 2013	Resale	Grant Deed	\$221,450	\$123	\$210K
Aug 13, 2009	Quitclaim	Quit Claim Transfer			
Apr 30, 2007	Resale	Warranty Deed	\$228,500	\$127	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ballard Elementary School	Elementary	PK–5	3.7 mi
South Glens Falls Senior High School	High	9–12	7.1 mi
Oliver W Winch Middle School	Middle	6–8	8.4 mi

District: South Glens Falls 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 12831

62 CRIME INDEX	83 AIR POLLUTION	18,650 POPULATION	\$101K MEDIAN IN-COME	47°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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