

Single Family Residence **RESIDENTIAL**

11 RIVER ROCK DR

ROCK CITY FALLS, NY 12863

\$563,251 TopHap Estimate · \$426 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,322 ft²

LIVING AREA

1.04 ac

LOT SIZE

2010

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$563K

\$538K low

\$588K high

Last Sale

\$425,000 · Jul 10, 2023

Est. Owner Equity

\$223,251

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$7,018 (2024)
Assessed Value	\$311,055
Previous Assessed	\$260,000
Assessor Market Value	\$493,738

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Saratoga
Lot (acres)	1.04
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Porch · 352 ft²

CLIMATE RISK

35 FLOOD	13 WILDFIRE	63 HEAT	92 STORM	10 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 7, 2023	Resale	Deed	\$425,000	\$321	\$340K
Jun 11, 2018	Resale	Warranty Deed	\$289,777	\$219	
Jul 11, 2014	Resale	Deed	\$260,000	\$197	
Sep 14, 2010	Resale	Grant Deed	\$229,550	\$174	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Milton Terrace Elementary School	Elementary	KG–5	4.5 mi
Ballston Spa Middle School	Middle	6–8	5.4 mi
Ballston Spa Senior High School	High	9–12	5.5 mi

District: Ballston Spa 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 12863

189 CRIME INDEX	86 AIR POLLUTION	589 POPULATION	\$83K MEDIAN IN-COME	46°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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