

Single Family Residence **RESIDENTIAL**

10 RIVER ROCK DR

ROCK CITY FALLS, NY 12863

\$516,928 TopHap Estimate · \$391 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,322 ft²

LIVING AREA

1.15 ac

LOT SIZE

2009

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$517K

\$454K low

\$580K high

Last Sale

\$445,000 · Jun 28, 2024

Est. Owner Equity

\$160,928

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$4,931 (2024)
Assessed Value	\$225,000
Previous Assessed	\$225,000
Assessor Market Value	\$357,143

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Saratoga
Lot (acres)	1.15
Heating	Forced Air
Garage	Garage, Attached
Pool	No

Porch · 452 ft²

CLIMATE RISK

1
FLOOD

12
WILDFIRE

63
HEAT

92
STORM

10
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 17, 2024	Resale	Warranty Deed	\$445,000	\$337	\$356K
May 12, 2016	Resale	Warranty Deed	\$248,040	\$188	\$253K
Dec 10, 2014	Quitclaim	Quit Claim Transfer			
Dec 3, 2009	Resale	Grant Deed	\$217,125	\$164	

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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