

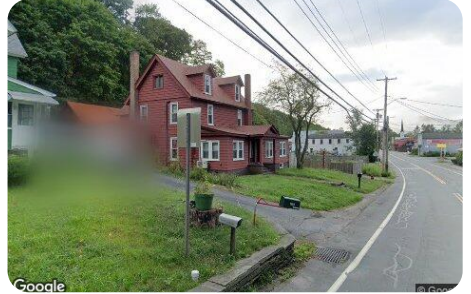
Single Family Residence w/ ADU

RESIDENTIAL

1992 OLD ROUTE 17

ROSCOE, NY 12776

\$243,369 TopHap Estimate · \$91 / ft² · confidence 75 · as of Jul 14, 2026



5

BEDS

2

BATHS

2,685 ft²

LIVING AREA

0.39 ac

LOT SIZE

1900

YEAR BUILT

2

STORIES

VALUATION

\$243K

\$183K low

\$303K high

Last Sale

\$260,000 · Aug 28, 2023

Est. Owner Equity

\$0

Loan-to-Value

110%

TAX & ASSESSMENT

Property Tax	\$5,483 (2024)
Assessed Value	\$96,500
Previous Assessed	\$96,500
Assessor Market Value	\$269,900

PROPERTY FACTS

Property Type	Single Family Residence w/ ADU
Style	Traditional/Old
County	Sullivan
Lot (acres)	0.39
Heating	Hot Water
Pool	No

Patio · 140 ft²

Porch · 78 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 3, 2023	Resale	Deed	\$260,000	\$97	\$250K
Jun 29, 2015	Resale	Grant Deed	\$70,000	\$26	\$56K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Central School	Elementary	PK–12	0.1 mi

District: Roscoe 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 12776

132 CRIME INDEX	98 AIR POLLUTION	2,383 POPULATION	\$58K MEDIAN IN-COME	43°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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