

Single Family Residence **RESIDENTIAL**

869 ROLINS RUN

WEBSTER, NY 14580

\$534,902 TopHap Estimate · \$261 / ft² · confidence 99 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,050 ft²

LIVING AREA

0.38 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$535K

\$529K low

\$541K high

Last Sale

\$284,500 · May 31, 2012

Est. Owner Equity

\$534,902

TAX & ASSESSMENT

Assessed Value	\$260,000
Previous Assessed	\$260,000
Assessor Market Value	\$500,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Monroe
Lot (acres)	0.38
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 240 ft²

CLIMATE RISK

11
FLOOD

15
WILDFIRE

58
HEAT

75
STORM

29
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 16, 2012	Resale	Warranty Deed	\$284,500	\$139	
Dec 8, 2005	Resale	Warranty Deed	\$276,000	\$135	\$150K
Jul 12, 2004	Non-arms-length	Warranty Deed	\$84,000	\$41	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Klem North Elementary School	Elementary	PK–5	0.9 mi
Webster Thomas High School	High	9–12	1.1 mi
Willink Middle School	Middle	6–8	1.2 mi

District: Webster 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 14580

63 CRIME INDEX	88 AIR POLLUTION	53,640 POPULATION	\$98K MEDIAN IN-COME	48°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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