

Single Family Residence **RESIDENTIAL**

1263 STATE ROUTE 79

RICHFORD, NY 13835

\$45,344 TopHap Estimate · \$32 / ft² · confidence 81 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,400 ft²

LIVING AREA

2002

YEAR BUILT

1

STORIES

VALUATION

\$45K

\$37K low

\$54K high

Last Sale

\$40,000 · Sep 19, 2024

Est. Owner Equity

\$45,344

TAX & ASSESSMENT

Property Tax	\$2,809 (2025)
Assessed Value	\$64,500
Previous Assessed	\$64,500
Assessor Market Value	\$92,143

PROPERTY FACTS

Property Type	Single Family Residence
County	TIOGA
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK

1 FLOOD	6 WILDFIRE	57 HEAT	89 STORM	15 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 16, 2024	Resale	Executors Deed	\$40,000	\$29	
Aug 1, 2018	Resale	Quit Claim Arm'S Length For Ne States	\$8,700	\$6	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Newark Valley Senior High School	High	8–12	8.6 mi
Newark Valley Middle School	Middle	4–7	9.2 mi
Nathan T Hall School	Elementary	PK–3	9.2 mi

District: Newark Valley 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 13835

148 CRIME INDEX	94 AIR POLLUTION	1,456 POPULATION	\$64K MEDIAN IN-COME	45°F AVG TEMP	49% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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