

Single Family Residence **RESIDENTIAL**

9 RIVERSIDE ST

ROCHESTER, NY 14613

\$166,609 TopHap Estimate · \$71 / ft² · confidence 81 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,340 ft²

LIVING AREA

0.14 ac

LOT SIZE

1920

YEAR BUILT

3

STORIES

2

PARKING

VALUATION

\$167K

\$135K low

\$198K high

Est. Owner Equity

\$72,409

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$1,523 (2024)
Assessed Value	\$162,700
Previous Assessed	\$162,700
Assessor Market Value	\$162,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	Monroe
Lot (acres)	0.14
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Detached

Porch · 298 ft²

CLIMATE RISK

27
FLOOD

3
WILDFIRE

58
HEAT

70
STORM

14
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
School 7-Virgil Grissom	Elementary	PK–6	0.7 mi
School 58-World of Inquiry School	Middle	PK–12	2.6 mi

District: Rochester City 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 14613

151 CRIME INDEX	86 AIR POLLUTION	15,821 POPULATION	\$37K 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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