

Single Family Residence **RESIDENTIAL**

42 RUCKER RD

RICHBORO, PA 18954

\$733,988 TopHap Estimate · \$248 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,963 ft²

LIVING AREA

0.47 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$734K

\$689K low

\$779K high

Last Sale

\$560,000 · May 16, 2022

Est. Owner Equity

\$201,988

Loan-to-Value

73%

TAX & ASSESSMENT

Property Tax	\$8,190 (2025)
Assessed Value	\$40,800
Previous Assessed	\$40,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	BUCKS
Lot (acres)	0.47
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

1
FLOOD

22
WILDFIRE

70
HEAT

91
STORM

21
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 5, 2022	Resale	Deed	\$560,000	\$189	\$532K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Churchville Elementary School	Elementary	KG–6	1.5 mi
Council Rock High School South	High	9–12	2.2 mi
Holland Middle School	Middle	7–8	2.9 mi

District: Council Rock 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 18954

6 CRIME INDEX	97 AIR POLLUTION	10,281 POPULATION	\$155K MEDIAN IN-COME	53°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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