

Single Family Residence

RESIDENTIAL

6970 ROSECLIFF PL

DAYTON, OH 45459

\$596,043 TopHap Estimate · \$270 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

4

BATHS

2,206 ft²

LIVING AREA

0.36 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$596K

\$547K low

\$645K high

Last Sale

\$280,000 · Apr 24, 2014

Est. Owner Equity

\$416,043

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$7,643 (2024)
Assessed Value	\$107,220
Previous Assessed	\$107,220
Assessor Market Value	\$306,350

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Montgomery
Lot (acres)	0.36
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 196 ft²

Patio · 112 ft²

Porch · 60 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 18, 2014	Resale	Warranty Deed	\$280,000	\$127	\$180K
Feb 23, 2001	Non-arms-length	Grant Deed	\$260,000	\$118	\$180K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bauer Elementary	Elementary	KG–5	0.6 mi
Miamisburg High School	High	9–12	2.8 mi
Miamisburg Middle School	Middle	6–8	3.6 mi

District: Miamisburg 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 45459

53 CRIME INDEX	206 AIR POLLUTION	28,658 POPULATION	\$90K MEDIAN IN-COME	52°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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