

Single Family Residence **RESIDENTIAL**

2531 ROSE RIDGE CT

DAYTON, OH 45459

\$846,530 TopHap Estimate · \$300 / ft² · confidence 82 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,825 ft²

LIVING AREA

0.87 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

10

ROOMS

VALUATION

\$847K

\$695K low

\$998K high

Last Sale

\$542,230 · May 17, 2019

Est. Owner Equity

\$846,530

TAX & ASSESSMENT

Property Tax	\$13,142 (2024)
Assessed Value	\$184,580
Previous Assessed	\$184,580
Assessor Market Value	\$527,380

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modern
County	Montgomery
Lot (acres)	0.87
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 231 ft²

Patio · 231 ft²

Porch · 1,893 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 15, 2019	Resale	Warranty Deed	\$542,300	\$192	
Aug 20, 2002	Quitclaim	Quit Claim Transfer			\$514K
May 11, 2001	Resale	Grant Deed	\$555,100	\$196	\$515K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bauer Elementary	Elementary	KG–5	0.7 mi
Miamisburg High School	High	9–12	3.0 mi
Miamisburg Middle School	Middle	6–8	3.8 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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