

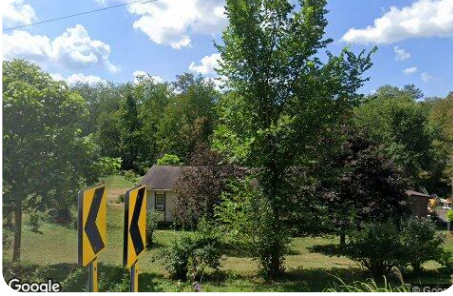
Single Family Residence

RESIDENTIAL

2452 STATE ROUTE 646

RICHMOND, OH 43944

\$94,752 TopHap Estimate · \$60 / ft² · confidence 79 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,582 ft²

LIVING AREA

1.47 ac

LOT SIZE

1995

YEAR BUILT

6

ROOMS

VALUATION

\$95K

\$74K low

\$115K high

Last Sale

\$50,150 · May 21, 2021

Est. Owner Equity

\$94,752

TAX & ASSESSMENT

Property Tax	\$711 (2025)
Assessed Value	\$40,258
Assessor Market Value	\$115,020

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	JEFFERSON
Lot (acres)	1.47
Cooling	None
Garage	Garage, Attached
Pool	No

CLIMATE RISK

71
FLOOD

12
WILDFIRE

74
HEAT

86
STORM

31
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 11, 2021	Resale	Deed	\$50,200	\$32	
Feb 11, 2021	Resale	Deed	\$50,150	\$32	
Feb 9, 2021	Resale	Warranty Deed	\$27,000	\$17	
Jun 22, 2017	Financing	Intrafamily Transfer			
Apr 27, 2017	Financing	Affidavit Of Death Of Joint Tenant			
Dec 21, 2016	Financing	Transfer On Death Deed			
Mar 5, 2012	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Edison Jr. High School	Middle	7–8	2.6 mi
Edison High School	High	9–12	2.6 mi
John E Gregg Elementary School	Elementary	PK–6	9.3 mi

District: Edison Local 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 43944

101 CRIME INDEX	108 AIR POLLUTION	2,192 POPULATION	\$68K MEDIAN IN-COME	51°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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