

Single Family Residence **RESIDENTIAL**

## 2325 ROSEMONT PL

MONTGOMERY, AL 36106

**\$550,810** TopHap Estimate · \$135 / ft<sup>2</sup> · confidence 88 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**4,089 ft<sup>2</sup>**

LIVING AREA

**0.36 ac**

LOT SIZE

**1996**

YEAR BUILT

**1**

STORIES

### VALUATION

**\$551K**

\$484K low

\$618K high

Last Sale

**\$545,000 · Mar 2, 2022**

Est. Owner Equity

**\$114,810**

Loan-to-Value

**79%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,342 (2025) |
| Assessed Value        | \$48,910       |
| Previous Assessed     | \$48,910       |
| Assessor Market Value | \$489,100      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Montgomery                 |
| Lot (acres)   | 0.36                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Shingle                    |
| Heating       | Forced Air                 |
| Cooling       | Yes                        |
| Fireplace     | Yes                        |
| Pool          | No                         |

Patio · 269 ft²

Porch · 703 ft²

## CLIMATE RISK

|            |                |            |             |              |
|------------|----------------|------------|-------------|--------------|
| 1<br>FLOOD | 25<br>WILDFIRE | 99<br>HEAT | 76<br>STORM | 9<br>DROUGHT |
|------------|----------------|------------|-------------|--------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|---------------|-----------|--------|--------|
| Mar 1, 2022  | Resale            | Warranty Deed | \$545,000 | \$133  | \$436K |
| Jan 12, 2018 | Resale            | Warranty Deed | \$550,000 | \$135  | \$543K |
| May 24, 2004 | Recorded document | Grant Deed    |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Jefferson Davis High School | High       | 9–12   | 0.9 mi   |
| Dannelly Elementary School  | Elementary | PK–5   | 1.1 mi   |
| Bellingrath Middle School   | Middle     | 6–8    | 2.1 mi   |

District: Montgomery County 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 36106

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>91</b><br>CRIME INDEX | <b>69</b><br>AIR POLLUTION | <b>15,525</b><br>POPULATION | <b>\$80K</b><br>MEDIAN IN-COME | <b>65°F</b><br>AVG TEMP | <b>59%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|