

Single Family Residence **RESIDENTIAL**

# 166 ROSS DR

CLEARFIELD, UT 84015

**\$398,915** TopHap Estimate · \$467 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**854 ft<sup>2</sup>**

LIVING AREA

**0.13 ac**

LOT SIZE

**1944**

YEAR BUILT

**1**

STORIES

**7**

ROOMS

## VALUATION

**\$399K**

\$382K low

\$416K high

Est. Owner Equity

**\$50,265**

Loan-to-Value

**86%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,148 (2025) |
| Assessed Value        | \$192,500      |
| Previous Assessed     | \$192,500      |
| Assessor Market Value | \$350,000      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | Davis                   |
| Lot (acres)   | 0.13                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                 | PRICE | \$/FT <sup>2</sup> | LOAN   |
|--------------|-------------------|----------------------|-------|--------------------|--------|
| Dec 20, 2025 | Financing         | Intrafamily Transfer |       |                    |        |
| Aug 15, 2023 | Financing         | Warranty Deed        |       |                    | \$349K |
| Mar 29, 2021 | Financing         | Warranty Deed        |       |                    |        |
| Aug 18, 2020 | Financing         | Warranty Deed        |       |                    |        |
| Feb 18, 2020 | Recorded document | Affidavit Of Death   |       |                    |        |
| Feb 18, 2020 | Quitclaim         | Quit Claim Transfer  |       |                    | \$112K |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| North Davis Junior High School     | Middle     | 7–9    | 0.2 mi   |
| South Clearfield Elementary School | Elementary | KG–6   | 0.3 mi   |
| Clearfield High School             | High       | 10–12  | 0.5 mi   |

District: Davis 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 84015

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>89</b><br>CRIME INDEX | <b>104</b><br>AIR POLLUTION | <b>69,579</b><br>POPULATION | <b>\$90K</b><br>MEDIAN IN-COME | <b>51°F</b><br>AVG TEMP | <b>66%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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