

Single Family Residence **RESIDENTIAL**

## 2244 ROSS RD

POINT ROBERTS, WA 98281

**\$583,422** TopHap Estimate · \$359 / ft<sup>2</sup> · confidence 88 · as of Jul 14, 2026

**3**

BEDS

**2**

BATHS

**1,626 ft<sup>2</sup>**

LIVING AREA

**0.5 ac**

LOT SIZE

**2006**

YEAR BUILT

**1**

STORIES

**3**

PARKING

### VALUATION

**\$583K**

\$516K low

\$651K high

Last Sale

**\$30,000 · Oct 19, 2004**

Est. Owner Equity

**\$583,422**

### TAX & ASSESSMENT

Property Tax

**\$3,004 (2024)**

Assessed Value

**\$392,179**

Assessor Market Value

**\$392,179**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Whatcom                 |
| Lot (acres)   | 0.50                    |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Deck · 120 ft²

Porch · 24 ft²

## CLIMATE RISK

|                   |                      |                  |                   |                      |
|-------------------|----------------------|------------------|-------------------|----------------------|
| <b>1</b><br>FLOOD | <b>1</b><br>WILDFIRE | <b>1</b><br>HEAT | <b>1</b><br>STORM | <b>17</b><br>DROUGHT |
|-------------------|----------------------|------------------|-------------------|----------------------|

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE    | \$/FT² | LOAN |
|--------------|-----------|---------------------|----------|--------|------|
| Jul 1, 2014  | Quitclaim | Quit Claim Transfer |          |        |      |
| Oct 19, 2004 | Resale    | Warranty Deed       | \$30,000 | \$18   |      |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Point Roberts Primary School | Elementary | KG–2   | 0.6 mi   |
| Blaine Middle School         | Middle     | 6–8    | 13.4 mi  |
| Blaine High School           | High       | 9–12   | 13.4 mi  |

District: Blaine 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 98281

|                           |                             |                          |                                |                         |                        |
|---------------------------|-----------------------------|--------------------------|--------------------------------|-------------------------|------------------------|
| <b>197</b><br>CRIME INDEX | <b>108</b><br>AIR POLLUTION | <b>385</b><br>POPULATION | <b>\$74K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>43%</b><br>SUNSHINE |
|---------------------------|-----------------------------|--------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|