

Single Family Residence **RESIDENTIAL**

# 98 RICHMOND ST

ROCHESTER, NY 14607

**\$117,578** TopHap Estimate · \$146 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**808 ft<sup>2</sup>**

LIVING AREA

**1,342 ft<sup>2</sup>**

LOT SIZE

**1920**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$118K**

\$108K low

\$127K high

Last Sale

**\$68,500 · Apr 13, 2017**

Est. Owner Equity

**\$12,578**

Loan-to-Value

**92%**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$779 (2025) |
| Assessed Value        | \$88,800     |
| Previous Assessed     | \$88,800     |
| Assessor Market Value | \$88,800     |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Traditional/Old                  |
| County        | MONROE                           |
| Lot (acres)   | 0.03                             |
| Heating       | Forced Air With Air Conditioning |
| Pool          | No                               |

Porch · 80 ft²

## CLIMATE RISK

1  
FLOOD

0  
WILDFIRE

57  
HEAT

71  
STORM

14  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED          | PRICE    | \$/FT² | LOAN  |
|--------------|-----------------|---------------|----------|--------|-------|
| Mar 31, 2017 | Non-arms-length | Warranty Deed | \$68,500 | \$85   | \$69K |
| Oct 30, 2006 | Resale          | Warranty Deed | \$21,000 | \$26   |       |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| School of the Arts                | Middle     | 7–12   | 0.2 mi   |
| School 58-World of Inquiry School | Elementary | PK–12  | 0.3 mi   |

District: Rochester 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 14607

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>168</b><br>CRIME INDEX | <b>85</b><br>AIR POLLUTION | <b>16,216</b><br>POPULATION | <b>\$55K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>51%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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