

Single Family Residence

RESIDENTIAL

313 RUMSON ST

ENGLEWOOD, OH 45322

\$296,809 TopHap Estimate · \$152 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,952 ft²

LIVING AREA

0.66 ac

LOT SIZE

1961

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$297K

\$277K low

\$316K high

Last Sale

\$309,000 · Jul 13, 2022

Est. Owner Equity

\$3,259

Loan-to-Value

100%

TAX & ASSESSMENT

Property Tax	\$4,886 (2024)
Assessed Value	\$83,130
Previous Assessed	\$83,130
Assessor Market Value	\$237,530

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Montgomery
Lot (acres)	0.66
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck · 300 ft²

Patio · 300 ft²

CLIMATE RISK

1
FLOOD

12
WILDFIRE

76
HEAT

82
STORM

8
DROUGHT

Scores 0–100; higher = greater projected risk.

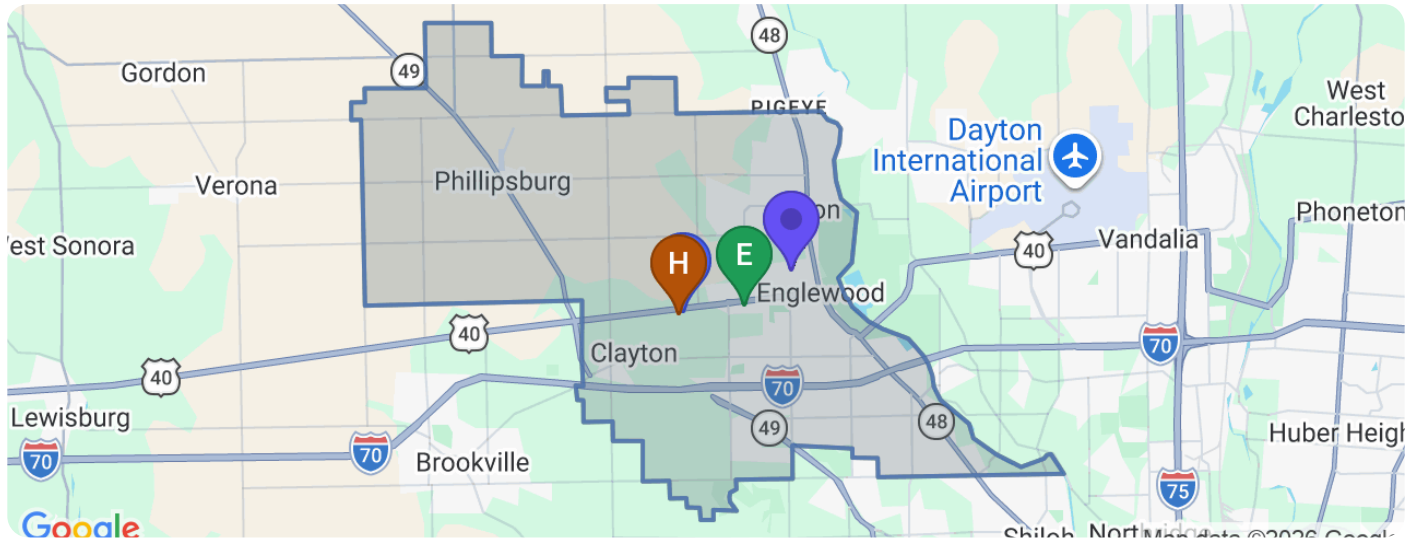
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 14, 2022	Resale	Warranty Deed	\$309,000	\$158	\$294K
May 8, 2007	Resale	Grant Deed	\$163,000	\$84	
May 13, 2006	Recorded document	Affidavit Of Death			
Dec 16, 2004	Recorded document	Affidavit Of Death			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kleptz Early Childhood Learning Center	Elementary	PK–1	1.0 mi
Northmont Middle School	Middle	7–8	1.9 mi
Northmont High School	High	9–12	2.0 mi

District: Northmont 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 45322

43 CRIME INDEX	214 AIR POLLUTION	18,524 POPULATION	\$74K MEDIAN IN-COME	51°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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