

Single Family Residence **RESIDENTIAL**

16 ROSY RIDGE CT

TELFORD, PA 18969

\$431,997 TopHap Estimate · \$159 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,710 ft²

LIVING AREA

836 ft²

LOT SIZE

2013

YEAR BUILT

2

STORIES

9

ROOMS

1

PARKING

VALUATION

\$432K

\$411K low

\$453K high

Last Sale

\$309,000 · Feb 6, 2020

Est. Owner Equity

\$83,997

Loan-to-Value

79%

TAX & ASSESSMENT

Property Tax	\$6,480 (2026)
Assessed Value	\$150,070
Previous Assessed	\$150,070
Assessor Market Value	\$150,070

PROPERTY FACTS

Property Type	Single Family Residence
Style	Townhouse
County	MONTGOMERY
Lot (acres)	0.02
Heating	Central
Cooling	Central
Garage	Garage, Basement
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 15, 2024	Financing	Intrafamily Transfer			\$348K
Jan 30, 2020	Resale	Grant Deed	\$309,000	\$114	\$294K
Sep 11, 2017	Recorded document	Grant Deed			
Jun 3, 2016	Resale	Deed	\$294,900	\$109	
Feb 20, 2014	Resale	Grant Deed	\$298,992	\$110	\$284K
Mar 14, 2012	Financing	Grant Deed			\$5.5M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Indian Crest Middle School	Middle	6–8	3.5 mi
Salford Hills Elementary School	Elementary	KG–5	3.9 mi
Souderton Area High School	High	9–12	4.0 mi

District: Souderton Area 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 18969

92 CRIME INDEX	100 AIR POLLUTION	15,958 POPULATION	\$101K MEDIAN IN-COME	52°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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