

Single Family Residence **RESIDENTIAL**

8 ROSY RIDGE CT

TELFORD, PA 18969

\$373,573 TopHap Estimate · \$263 / ft² · confidence 95 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

1,419 ft²
LIVING AREA

836 ft²
LOT SIZE

2014
YEAR BUILT

2
STORIES

5
ROOMS

VALUATION

\$374K

\$354K low

\$393K high

Last Sale

\$320,000 · Sep 20, 2022

Est. Owner Equity

\$118,573

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$5,210 (2026)
Assessed Value	\$120,660
Previous Assessed	\$120,660
Assessor Market Value	\$120,660

PROPERTY FACTS

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 15, 2022	Resale	Deed	\$320,000	\$226	\$255K
Sep 11, 2017	Recorded document	Grant Deed			
Jun 2, 2017	Resale	Grant Deed	\$224,700	\$158	
Mar 10, 2014	Resale	Deed	\$222,695	\$157	\$178K
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	Owner occupied
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