

Single Family Residence **RESIDENTIAL**

12137 ROSE VALLEY RD

TROUT RUN, PA 17771

\$220,382 TopHap Estimate · \$191 / ft² · confidence 89 · as of Jul 14, 2026

2
BEDS

1
BATHS

1,152 ft²
LIVING AREA

2 ac
LOT SIZE

1968
YEAR BUILT

1
STORIES

3
ROOMS

VALUATION

\$220K

\$196K low

\$244K high

Est. Owner Equity

\$220,382

TAX & ASSESSMENT

Property Tax	\$1,845 (2026)
Assessed Value	\$72,960
Previous Assessed	\$72,960
Assessor Market Value	\$72,960

PROPERTY FACTS

Property Type	Single Family Residence
County	Lycoming
Lot (acres)	2.00
Heating	Forced Air
Cooling	None

CLIMATE RISK

1 FLOOD	13 WILDFIRE	57 HEAT	90 STORM	9 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 13, 2005	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Loyalsock Valley Elementary School	Elementary	KG–4	8.5 mi
C E McCall Middle School	Middle	5–8	12.6 mi
Montoursville Area Sr High School	High	9–12	13.0 mi

District: Montoursville 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 17771

162 CRIME INDEX	93 AIR POLLUTION	2,610 POPULATION	\$69K MEDIAN IN- COME	47°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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