

Single Family Residence **RESIDENTIAL**

2961 W ROCK RIVER RIDGE RD

CRAWFORDSVILLE, IN 47933

\$1,114,329 TopHap Estimate · \$200 / ft² · confidence 87 · as of Jul 14, 2026



4

BEDS

4.5

BATHS

5,582 ft²

LIVING AREA

5.43 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

12

ROOMS

13

PARKING

VALUATION

\$1.1M

\$964K low

\$1.3M high

Last Sale

\$675,000 · May 28, 2019

Est. Owner Equity

\$224,329

Loan-to-Value

99%

TAX & ASSESSMENT

Property Tax	\$9,007 (2025)
Assessed Value	\$979,100
Previous Assessed	\$868,000
Assessor Market Value	\$979,100

PROPERTY FACTS

Property Type	Single Family Residence
County	MONTGOMERY
Lot (acres)	5.42
Construction	Brick
Foundation	No Foundation
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Mixed
Pool	Yes

Deck · 775 ft²

Porch · 28 ft²

CLIMATE RISK

100
FLOOD

12
WILDFIRE

72
HEAT

87
STORM

5
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 8, 2019	Financing	Warranty Deed			\$540K
Oct 30, 2007	Financing	Warranty Deed			\$425K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crawfordsville Sr High School	High	9–12	3.0 mi
Crawfordsville Middle School	Middle	6–8	3.4 mi

Laura Hose Elementary School	Elementary	PK-1	3.8 mi
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District: Crawfordsville Community Schools

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 47933

114 CRIME INDEX	110 AIR POLLUTION	27,827 POPULATION	\$63K MEDIAN IN-COME	51°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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