

Single Family Residence **RESIDENTIAL**

6501 W RIVER RD

ROCKPORT, IN 47635

\$130,133 TopHap Estimate · \$124 / ft² · confidence 59 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,050 ft²

LIVING AREA

1.43 ac

LOT SIZE

1987

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$130K

\$77K low

\$183K high

Est. Owner Equity

\$130,133

TAX & ASSESSMENT

Property Tax	\$916 (2025)
Assessed Value	\$56,300
Previous Assessed	\$46,500
Assessor Market Value	\$56,300

PROPERTY FACTS

Property Type	Single Family Residence
County	SPENCER
Lot (acres)	1.43
Construction	Wood (Unspecified)
Foundation	No Foundation
Roof	Asphalt
Heating	Central
Pool	No

CLIMATE RISK

99
FLOOD

38
WILDFIRE

90
HEAT

94
STORM

14
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 29, 2025	Resale	Warranty Deed	\$80,000	\$76	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Luce Elementary School	Elementary	KG–6	4.2 mi
South Spencer High School	High	9–12	5.8 mi
South Spencer Middle School	Middle	6–8	5.9 mi

District: South Spencer County School Corporation

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 47635

119 CRIME INDEX	88 AIR POLLUTION	5,788 POPULATION	\$60K MEDIAN IN-COME	56°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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