

Single Family Residence **RESIDENTIAL**

1252 ROSEMARY ST

DENVER, CO 80220

\$440,676 TopHap Estimate · \$292 / ft² · confidence 95 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,507 ft²

LIVING AREA

0.15 ac

LOT SIZE

1944

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$441K

\$417K low

\$465K high

Last Sale

\$97,400 · Sep 3, 1998

Est. Owner Equity

\$119,306

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$1,882 (2025)
Assessed Value	\$31,650
Previous Assessed	\$29,720
Assessor Market Value	\$448,900

PROPERTY FACTS

Property Type	Single Family Residence
County	DENVER
Lot (acres)	0.15
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

Porch · 171 ft²

CLIMATE RISK

35
FLOOD

21
WILDFIRE

75
HEAT

21
STORM

66
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 31, 2025	Financing	Intrafamily Transfer			
Dec 31, 2012	Quitclaim	Quit Claim Transfer			\$89K
Dec 21, 2012	Quitclaim	Quit Claim Transfer			\$126K
Sep 3, 1998	Resale	Grant Deed	\$97,400	\$65	\$94K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Montclair School of Academics and Enrichment	Elementary	PK–5	0.6 mi
Hill Campus of Arts and Sciences	Middle	6–8	2.1 mi
George Washington High School	High	9–12	2.3 mi

District: Denver County School District 1

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 80220

73 CRIME INDEX	94 AIR POLLUTION	37,676 POPULATION	\$111K MEDIAN IN-COME	51°F AVG TEMP	69% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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