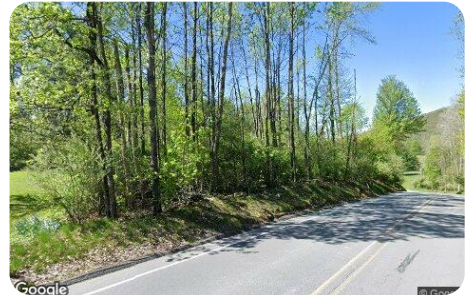


Mobile Home

RESIDENTIAL

11024 ROSE VALLEY RD

TROUT RUN, PA 17771



2

BEDS

2

BATHS

1,296 ft²

LIVING AREA

5 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

Last Sale

\$130,000 · Jul 12, 2016

TAX & ASSESSMENT

Property Tax	\$1,466 (2026)
Assessed Value	\$57,950
Previous Assessed	\$57,950
Assessor Market Value	\$57,950

PROPERTY FACTS

Property Type	Mobile Home
Style	Mobile/Manufactured
County	Lycoming
Lot (acres)	5.00
Construction	Manufactured (Unspecified)
Heating	Forced Air
Cooling	None

CLIMATE RISK

1 FLOOD	11 WILDFIRE	59 HEAT	91 STORM	9 DROUGHT
-------------------	-----------------------	-------------------	--------------------	---------------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 31, 2024	Financing	Intrafamily Transfer			
Jul 12, 2016	Resale	Special Warranty Deed	\$130,000	\$100	\$111K

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	12.9 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
---------------------------	----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------