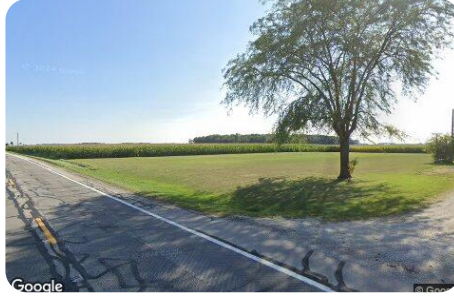


Single Family Residence **RESIDENTIAL**

10449 STATE ROUTE 49

ROCKFORD, OH 45882

\$322,700 TopHap Estimate · \$204 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

1

BATHS

1,582 ft²

LIVING AREA

2.44 ac

LOT SIZE

1900

YEAR BUILT

1

STORIES

6

ROOMS

3

PARKING

VALUATION

\$323K

\$289K low

\$357K high

Last Sale

\$171,520 · Oct 30, 2013

Est. Owner Equity

\$230,200

Loan-to-Value

31%

TAX & ASSESSMENT

Property Tax	\$2,055 (2025)
Assessed Value	\$60,980
Assessor Market Value	\$174,200

PROPERTY FACTS

Property Type	Single Family Residence
County	MERCER
Lot (acres)	2.44
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	16 WILDFIRE	76 HEAT	77 STORM	3 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 19, 2013	Resale	Warranty Deed	\$171,520	\$108	\$93K
Jun 19, 2013	Financing	Affidavit Of Death Of Joint Tenant			
Mar 2, 2012	Financing	Intrafamily Transfer			
Nov 18, 2011	Resale	Warranty Deed	\$325,000	\$205	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Parkway Middle School	Middle	5–8	7.3 mi
Parkway High School	High	9–12	7.4 mi
Parkway Elementary School	Elementary	PK–4	7.4 mi

District: Parkway Local 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 45882

105 CRIME INDEX	211 AIR POLLUTION	2,812 POPULATION	\$69K MEDIAN IN- COME	51°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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