

Single Family Residence **RESIDENTIAL**

8080 ROCK RIFFLE RD

ATHENS, OH 45701

\$373,070 TopHap Estimate · \$144 / ft² · confidence 80 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,585 ft²

LIVING AREA

5.01 ac

LOT SIZE

1969

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$373K

\$298K low

\$448K high

Last Sale

\$85,000 · Jul 1, 1990

Est. Owner Equity

\$248,270

Loan-to-Value

32%

TAX & ASSESSMENT

Property Tax	\$6,450 (2025)
Assessed Value	\$65,360
Assessor Market Value	\$186,760

PROPERTY FACTS

Property Type	Single Family Residence
County	ATHENS
Lot (acres)	5.01
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	Yes

Deck · 108 ft²

Patio · 219 ft²

CLIMATE RISK

1

FLOOD

12

WILDFIRE

71

HEAT

92

STORM

22

DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Athens Middle School	Middle	7–8	2.3 mi
Athens High School	High	9–12	5.2 mi

District: Athens City 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 45701

101 CRIME INDEX	139 AIR POLLUTION	34,921 POPULATION	\$52K MEDIAN IN-COME	52°F AVG TEMP	51% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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