

Single Family Residence **RESIDENTIAL**

2250 W ROCK RIVER RIDGE RD

CRAWFORDSVILLE, IN 47933

\$285,654 TopHap Estimate · \$96 / ft² · confidence 80 · as of Jun 23, 2026



4
BEDS

2
BATHS

2,982 ft²
LIVING AREA

1.5 ac
LOT SIZE

1940
YEAR BUILT

1
STORIES

7
ROOMS

2
PARKING

VALUATION

\$286K

\$229K low

\$343K high

Last Sale

\$243,300 · Aug 6, 2007

Est. Owner Equity

\$122,654

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$1,674 (2025)
Assessed Value	\$232,800
Previous Assessed	\$208,400
Assessor Market Value	\$232,800

PROPERTY FACTS

Property Type	Single Family Residence
County	MONTGOMERY
Lot (acres)	1.50
Construction	Wood (Unspecified)
Foundation	No Foundation
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Shed · 48 ft²

Patio · 126 ft²

Porch · 240 ft²

CLIMATE RISK

1

FLOOD

11

WILDFIRE

72

HEAT

87

STORM

5

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 31, 2007	Financing	Warranty Deed			\$195K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crawfordsville Sr High School	High	9–12	2.4 mi
Crawfordsville Middle School	Middle	6–8	2.7 mi
Laura Hose Elementary School	Elementary	PK–1	3.0 mi

District: Crawfordsville Community Schools

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 47933

114 CRIME INDEX	110 AIR POLLUTION	27,827 POPULATION	\$63K MEDIAN IN-COME	51°F AVG TEMP	55% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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