

Single Family Residence **RESIDENTIAL**

8482 ROSE VALLEY RD

TROUT RUN, PA 17771

\$278,272 TopHap Estimate · \$172 / ft² · confidence 92 · as of Jul 14, 2026



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3

BEDS

2

BATHS

1,619 ft²

LIVING AREA

1.1 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$278K

\$255K low

\$302K high

Last Sale

\$251,000 · Jun 14, 2021

Est. Owner Equity

\$278,272

TAX & ASSESSMENT

Property Tax	\$3,383 (2026)
Assessed Value	\$135,880
Previous Assessed	\$135,880
Assessor Market Value	\$135,880

PROPERTY FACTS

Property Type	Single Family Residence
County	Lycoming
Lot (acres)	1.10
Foundation	Mat/Raft Foundation (Slab)
Heating	Gravity
Cooling	None

CLIMATE RISK

1 FLOOD	18 WILDFIRE	59 HEAT	91 STORM	9 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 20, 2021	Resale	Warranty Deed	\$251,000	\$155	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Loyalsock Valley Elementary School	Elementary	KG–4	7.7 mi
C E McCall Middle School	Middle	5–8	11.6 mi
Montoursville Area Sr High School	High	9–12	11.8 mi

District: Montoursville Area School District



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

OWNERSHIP

Occupancy	Owner occupied
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