

Single Family Residence **RESIDENTIAL**

5752 ROSE VALLEY RD

TROUT RUN, PA 17771

\$253,314 TopHap Estimate · \$192 / ft² · confidence 92 · as of Jul 14, 2026



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3

BEDS

2

BATHS

1,320 ft²

LIVING AREA

1.15 ac

LOT SIZE

1988

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$253K

\$232K low

\$275K high

Last Sale

\$250,000 · Jun 20, 2024

Est. Owner Equity

\$33,314

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$2,667 (2026)
Assessed Value	\$107,140
Previous Assessed	\$107,140
Assessor Market Value	\$107,140

PROPERTY FACTS

Property Type	Single Family Residence
County	Lycoming
Lot (acres)	1.15
Heating	Baseboard
Cooling	Yes

CLIMATE RISK

1 FLOOD	12 WILDFIRE	60 HEAT	91 STORM	9 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 20, 2024	Resale	Special Warranty Deed	\$250,000	\$189	\$220K
Mar 13, 2019	Resale	Special Warranty Deed	\$170,000	\$129	
Aug 13, 2015	Resale	Special Warranty Deed	\$172,000	\$130	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Loyalsock Valley Elementary School	Elementary	KG–4	7.4 mi
C E McCall Middle School	Middle	5–8	10.9 mi
Montoursville Area Sr High School	High	9–12	10.9 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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