

Rural Residence

RESIDENTIAL

44 STATE ROUTE 47

RUSSIA, OH 45363

\$400,266 TopHap Estimate · \$207 / ft² · confidence 83 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,932 ft²

LIVING AREA

41 ac

LOT SIZE

1900

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$400K

\$334K low

\$466K high

Est. Owner Equity

\$400,266

TAX & ASSESSMENT

Property Tax	\$5,746 (2025)
Assessed Value	\$220,310
Previous Assessed	\$217,140
Assessor Market Value	\$629,470

PROPERTY FACTS

Property Type	Rural Residence
County	SHELBY
Lot (acres)	41.00
Construction	Brick
Roof	Metal
Heating	Central
Cooling	Central
Pool	No

Shed · 80 ft²

Porch · 128 ft²

CLIMATE RISK

45
FLOOD

12
WILDFIRE

8
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 14, 2024	Financing	Transfer On Death Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Russia High School	Middle	7–12	2.3 mi
Russia Elementary School	Elementary	KG–6	2.3 mi

District: Russia 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 45363

42 CRIME INDEX	132 AIR POLLUTION	1,901 POPULATION	\$83K MEDIAN IN-COME	51°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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