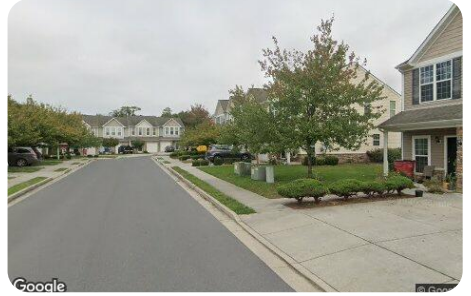


Single Family Residence **RESIDENTIAL**

45 RAN RUE DR

MARTINSBURG, WV 25403

\$246,664 TopHap Estimate · \$173 / ft² · confidence 89 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,424 ft²
LIVING AREA

2,178 ft²
LOT SIZE

2009
YEAR BUILT

2
STORIES

6
ROOMS

VALUATION

\$247K

\$218K low

\$275K high

Est. Owner Equity

\$96,074

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$1,325 (2025)
Assessed Value	\$108,960
Previous Assessed	\$106,440
Assessor Market Value	\$181,600

PROPERTY FACTS

Property Type	Single Family Residence
County	Berkeley
Lot (acres)	0.05
Heating	Central
Cooling	Central
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 8, 2022	Financing	Intrafamily Transfer			\$151K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hedgesville High School	High	9–12	1.2 mi
Hedgesville Elementary School	Elementary	PK–2	2.2 mi
Hedgesville Middle School	Middle	6–8	2.4 mi

District: Berkeley County 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 25403

89 CRIME INDEX	80 AIR POLLUTION	17,825 POPULATION	\$83K MEDIAN IN-COME	53°F AVG TEMP	40% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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