

Duplex (2 Units, Any Combination) RESIDENTIAL

79 RICHMOND ST  
ROCHESTER, NY 14607



4  
BEDS

2  
BATHS

2,048 ft<sup>2</sup>  
LIVING AREA

3,960 ft<sup>2</sup>  
LOT SIZE

1880  
YEAR BUILT

3  
STORIES

2  
PARKING

TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,630 (2024) |
| Assessed Value        | \$280,900      |
| Previous Assessed     | \$280,900      |
| Assessor Market Value | \$280,900      |

PROPERTY FACTS

|               |                                   |
|---------------|-----------------------------------|
| Property Type | Duplex (2 Units, Any Combination) |
| County        | Monroe                            |
| Lot (acres)   | 0.09                              |

Heating

Forced Air

Garage

Garage, Detached

Porch · 83 ft²

## CLIMATE RISK

1

FLOOD

0

WILDFIRE

57

HEAT

70

STORM

14

DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------|-----------|--------|--------|
| Apr 29, 2020 | Financing | Warranty Deed |           |        | \$1.2M |
| Nov 29, 2018 | Resale    | Warranty Deed | \$205,000 | \$100  | \$154K |
| Nov 28, 2017 | Resale    | Warranty Deed | \$140,000 | \$68   | \$140K |
| Dec 21, 2007 | Resale    | Warranty Deed | \$85,000  | \$42   | \$68K  |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| School of the Arts                | Middle     | 7–12   | 0.2 mi   |
| School 58-World of Inquiry School | Elementary | PK–12  | 0.2 mi   |

District: Rochester City 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 14607**

|                           |                            |                             |                                    |                         |                        |
|---------------------------|----------------------------|-----------------------------|------------------------------------|-------------------------|------------------------|
| <b>168</b><br>CRIME INDEX | <b>85</b><br>AIR POLLUTION | <b>16,216</b><br>POPULATION | <b>\$55K</b><br>MEDIAN IN-<br>COME | <b>48°F</b><br>AVG TEMP | <b>51%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|------------------------------------|-------------------------|------------------------|

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