

Single Family Residence **RESIDENTIAL**

8376 STATE ROUTE 14

TROUT RUN, PA 17771

\$91,914 TopHap Estimate · \$126 / ft² · confidence 82 · as of Jul 14, 2026



2

BEDS

1

BATHS

732 ft²

LIVING AREA

0.97 ac

LOT SIZE

1964

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$92K

\$75K low

\$109K high

Est. Owner Equity

\$47,814

Loan-to-Value

44%

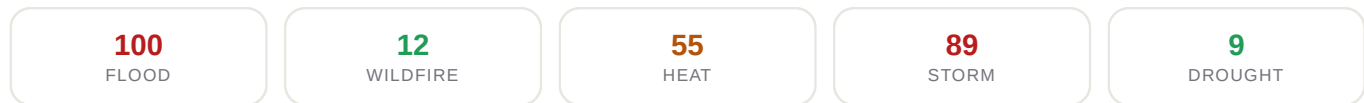
TAX & ASSESSMENT

Property Tax	\$1,109 (2026)
Assessed Value	\$49,270
Previous Assessed	\$49,270
Assessor Market Value	\$49,270

PROPERTY FACTS

Property Type	Single Family Residence
County	Lycoming
Lot (acres)	0.97
Heating	Forced Air
Cooling	None

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 29, 2006	Financing	Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canton High School	Middle	7–12	14.4 mi
Canton Elementary School	Elementary	KG–6	14.7 mi

District: Canton Area 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 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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