

Miscellaneous (Residential)

RESIDENTIAL

8853 W RIVER RD

ROCKPORT, IN 47635

\$132,420 TopHap Estimate · confidence 54 · as of Jun 25, 2026



0.11 ac
LOT SIZE

1988
YEAR BUILT

VALUATION

\$132K

\$72K low

\$193K high

Est. Owner Equity

\$132,420

TAX & ASSESSMENT

Property Tax

\$422 (2025)

Assessed Value

\$24,400

Previous Assessed	\$20,900
Assessor Market Value	\$24,400

PROPERTY FACTS

Property Type	Miscellaneous (Residential)
County	SPENCER
Lot (acres)	0.11
Construction	Wood (Unspecified)
Garage	Carport (Unspecified)
Pool	No

CLIMATE RISK

35
FLOOD

37
WILDFIRE

90
HEAT

94
STORM

14
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Luce Elementary School	Elementary	KG–6	4.1 mi
South Spencer High School	High	9–12	7.3 mi
South Spencer Middle School	Middle	6–8	7.4 mi

District: South Spencer County School Corporation

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 47635

119 CRIME INDEX	88 AIR POLLUTION	5,788 POPULATION	\$60K MEDIAN IN-COME	56°F AVG TEMP	59% SUNSHINE
---------------------------	----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------