

Residential - Vacant Land

RESIDENTIAL

8407 ROCK RIFFLE RD

ATHENS, OH 45701



2.6 ac

LOT SIZE

VALUATION

Last Sale

\$84,500 · May 15, 2024

TAX & ASSESSMENT

Property Tax	\$178 (2025)
Assessed Value	\$1,820
Assessor Market Value	\$5,200

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	ATHENS
Lot (acres)	2.60

Pool

No

CLIMATE RISK

1

FLOOD

12

WILDFIRE

71

HEAT

92

STORM

22

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 3, 2024	Resale	Deed	\$84,500		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Athens Middle School	Middle	7–8	1.8 mi
Athens High School	High	9–12	4.8 mi

District: Athens 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 45701

101

CRIME INDEX

139

AIR POLLUTION

34,921

POPULATION

\$52K

MEDIAN IN-COME

52°F

AVG TEMP

51%

SUNSHINE

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

OWNERSHIP

Occupancy

Absentee owner