

Residential - Vacant Land

RESIDENTIAL

8266 ROCK RIFFLE RD

ATHENS, OH 45701

\$127,961 TopHap Estimate · confidence 73 · as of Jul 14, 2026



7.72 ac
LOT SIZE

VALUATION

\$128K

\$93K low

\$163K high

Last Sale

\$185,000 · Oct 31, 2025

Est. Owner Equity

\$127,961

TAX & ASSESSMENT

Property Tax	\$686 (2025)
Assessed Value	\$7,020
Assessor Market Value	\$20,070

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	ATHENS
Lot (acres)	7.72
Pool	No

CLIMATE RISK

1 FLOOD	11 WILDFIRE	71 HEAT	92 STORM	22 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 15, 2025	Resale	Warranty Deed	\$185,000		
Sep 29, 2025	Resale	Warranty Deed	\$85,000		
Oct 28, 2024	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Athens Middle School	Middle	7–8	2.1 mi
Athens High School	High	9–12	5.0 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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