

Residential (General/Single)

**RESIDENTIAL**

## 2561 RIDDLE RUN RD

TARENTUM, PA 15084

**\$112,616** TopHap Estimate · \$104 / ft<sup>2</sup> · confidence 60 · as of Jul 14, 2026



**3**

BEDS

**1.5**

BATHS

**1,088 ft<sup>2</sup>**

LIVING AREA

**5.37 ac**

LOT SIZE

**1969**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

### VALUATION

**\$113K**

\$68K low

\$157K high

Est. Owner Equity

**\$112,616**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$154 (2026) |
| Assessed Value        | \$24,000     |
| Previous Assessed     | \$24,000     |
| Assessor Market Value | \$24,000     |

## PROPERTY FACTS

|               |                              |
|---------------|------------------------------|
| Property Type | Residential (General/Single) |
| Style         | Ranch                        |
| County        | ALLEGHENY                    |
| Roof          | Composition Shingle          |
| Cooling       | Central                      |
| Pool          | No                           |

## CLIMATE RISK

|            |               |            |             |               |
|------------|---------------|------------|-------------|---------------|
| 1<br>FLOOD | 8<br>WILDFIRE | 73<br>HEAT | 91<br>STORM | 20<br>DROUGHT |
|------------|---------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED                 | PRICE | \$/FT² | LOAN |
|-------------|-----------|----------------------|-------|--------|------|
| Jul 1, 2024 | Financing | Intrafamily Transfer |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Deer Lakes High School     | High       | 9–12   | 5.0 mi   |
| Deer Lakes Middle School   | Middle     | 6–8    | 5.4 mi   |
| Curtisville Primary Center | Elementary | KG–2   | 6.2 mi   |

District: Deer Lakes 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 15084

|                           |                            |                            |                                |                         |                        |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>129</b><br>CRIME INDEX | <b>98</b><br>AIR POLLUTION | <b>9,997</b><br>POPULATION | <b>\$61K</b><br>MEDIAN IN-COME | <b>51°F</b><br>AVG TEMP | <b>45%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|