

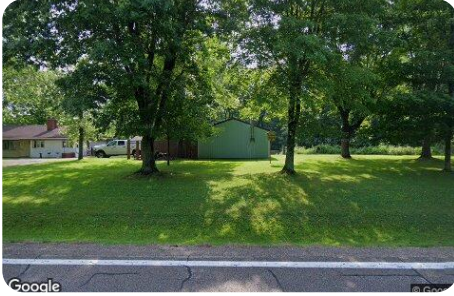
Single Family Residence

**RESIDENTIAL**

# 8690 STATE ROUTE 345

ROSEVILLE, OH 43777

**\$151,121** TopHap Estimate · \$79 / ft<sup>2</sup> · confidence 83 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**1,920 ft<sup>2</sup>**

LIVING AREA

**5 ac**

LOT SIZE

**1959**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

**2**

PARKING

## VALUATION

**\$151K**

\$126K low

\$177K high

Est. Owner Equity

**\$151,121**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,141 (2025) |
| Assessed Value        | \$64,110       |
| Previous Assessed     | \$64,110       |
| Assessor Market Value | \$183,160      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | PERRY                   |
| Lot (acres)   | 5.00                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Carport (Unspecified)   |
| Pool          | No                      |

Porch · 120 ft²

## CLIMATE RISK

**97**  
FLOOD

**11**  
WILDFIRE

**73**  
HEAT

**90**  
STORM

**27**  
DROUGHT

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

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| New Lexington Elementary School | Elementary | PK–5   | 6.9 mi   |
| New Lexington Middle School     | Middle     | 6–8    | 7.0 mi   |
| New Lexington High School       | High       | 9–12   | 7.0 mi   |

District: New Lexington 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 43777

|                           |                             |                            |                                |                         |                        |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>115</b><br>CRIME INDEX | <b>143</b><br>AIR POLLUTION | <b>5,572</b><br>POPULATION | <b>\$59K</b><br>MEDIAN IN-COME | <b>52°F</b><br>AVG TEMP | <b>49%</b><br>SUNSHINE |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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