

Single Family Residence **RESIDENTIAL**

# 874 DUBOIS ROCKTON RD

ROCKTON, PA 15856

**\$490,388** TopHap Estimate · confidence 85 · as of Jul 14, 2026



**8.09 ac**  
LOT SIZE

**1976**  
YEAR BUILT

## VALUATION

**\$490K**

**\$419K low**

**\$562K high**

Last Sale

**\$400,000 · Jan 17, 2023**

Est. Owner Equity

**\$97,633**

Loan-to-Value

**82%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,867 (2026) |
| Assessed Value        | \$56,300       |
| Previous Assessed     | \$56,300       |
| Assessor Market Value | \$225,200      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | CLEARFIELD              |
| Lot (acres)   | 8.09                    |
| Pool          | No                      |

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 11<br>WILDFIRE | 61<br>HEAT | 94<br>STORM | 39<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-----------|--------------------|--------|
| Jan 4, 2023  | Resale    | Deed                 | \$400,000 |                    | \$393K |
| Dec 28, 2022 | Financing | Intrafamily Transfer |           |                    |        |
| Jan 29, 2010 | Financing | Intrafamily Transfer |           |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Oklahoma Elementary School | Elementary | KG–4   | 4.4 mi   |
| DuBois Area High School    | High       | 9–12   | 5.3 mi   |
| DuBois Area Middle School  | Middle     | 5–8    | 5.4 mi   |

District: Dubois Area 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 15856

|                           |                             |                            |                                |                         |                        |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>127</b><br>CRIME INDEX | <b>104</b><br>AIR POLLUTION | <b>1,062</b><br>POPULATION | <b>\$61K</b><br>MEDIAN IN-COME | <b>46°F</b><br>AVG TEMP | <b>45%</b><br>SUNSHINE |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

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