

Residential - Vacant Land

RESIDENTIAL

SOUTH ST

ROCKTON, PA 15856



1.65 ac

LOT SIZE

VALUATION

Last Sale

\$25,000 · Aug 14, 2023

TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$357 (2026) |
| Assessed Value        | \$5,200      |
| Previous Assessed     | \$5,200      |
| Assessor Market Value | \$20,800     |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | CLEARFIELD                |
| Lot (acres)   | 1.65                      |
| Pool          | No                        |

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 10<br>FLOOD | 12<br>WILDFIRE | 60<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 |
|--------------|--------|------|----------|--------------------|------|
| Aug 10, 2023 | Resale | Deed | \$25,000 |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| DuBois Area High School   | High       | 9–12   | 6.2 mi   |
| DuBois Area Middle School | Middle     | 5–8    | 6.3 mi   |
| Wasson Elementary School  | Elementary | KG–4   | 6.8 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>Absentee owner</b> |
|-----------|-----------------------|