

Mobile Home

**RESIDENTIAL**

# 50 RIVER BEND DR

RUSSELL, PA 16345



**2**

BEDS

**1**

BATHS

**620 ft²**

LIVING AREA

**0.76 ac**

LOT SIZE

**1963**

YEAR BUILT

**1**

STORIES

**4**

ROOMS

## TAX & ASSESSMENT

|                       |                     |
|-----------------------|---------------------|
| Property Tax          | <b>\$471 (2026)</b> |
| Assessed Value        | <b>\$50,250</b>     |
| Previous Assessed     | <b>\$4,400</b>      |
| Assessor Market Value | <b>\$50,250</b>     |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | <b>Mobile Home</b>         |
| Style         | <b>Mobile/Manufactured</b> |
| County        | <b>WARREN</b>              |

|             |                                  |
|-------------|----------------------------------|
| Lot (acres) | 0.76                             |
| Heating     | Forced Air With Air Conditioning |
| Cooling     | None                             |
| Garage      | Garage, Basement                 |
| Pool        | No                               |

Porch · 224 ft²

## CLIMATE RISK

**41**  
FLOOD

**5**  
WILDFIRE

**61**  
HEAT

**93**  
STORM

**26**  
DROUGHT

Scores 0–100; higher = greater projected risk.

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Eisenhower Elementary School    | Elementary | KG–5   | 3.5 mi   |
| Eisenhower Middle / High School | Middle     | 6–12   | 3.5 mi   |

District: Warren County 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 16345

**96**  
CRIME INDEX

**82**  
AIR POLLUTION

**3,369**  
POPULATION

**\$84K**  
MEDIAN IN-  
COME

**45°F**  
AVG TEMP

**45%**  
SUNSHINE

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

**OWNERSHIP**

Occupancy

**Owner occupied**