

Single Family Residence **RESIDENTIAL**

2 RIVERBANK PL

ROCHESTER, NY 14621

\$72,692 TopHap Estimate · \$46 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

1

BATHS

1,570 ft²

LIVING AREA

2,520 ft²

LOT SIZE

1908

YEAR BUILT

3

STORIES

1

PARKING

VALUATION

\$73K

\$66K low

\$80K high

Last Sale

\$73,000 · Dec 16, 2020

Est. Owner Equity

\$0

Loan-to-Value

109%

TAX & ASSESSMENT

Property Tax	\$514 (2024)
Assessed Value	\$54,900
Previous Assessed	\$54,900
Assessor Market Value	\$54,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	Monroe
Lot (acres)	0.06
Heating	Forced Air
Garage	Garage, Attached

Porch · 150 ft²

CLIMATE RISK

1
FLOOD

6
WILDFIRE

57
HEAT

69
STORM

14
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 30, 2020	Resale	Warranty Deed	\$73,000	\$46	
Sep 22, 2020	Resale	Warranty Deed	\$20,000	\$13	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
School 8-Roberto Clemente	Elementary	PK–6	0.1 mi
School 58-World of Inquiry School	High	PK–12	1.8 mi

District: Rochester 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 14621

147 CRIME INDEX	85 AIR POLLUTION	32,090 POPULATION	\$35K MEDIAN IN-COME	48°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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