

Single Family Residence

RESIDENTIAL

49 ROSEMARY DR

ROCHESTER, NY 14621

\$111,294 TopHap Estimate · \$83 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

1.5

BATHS

1,347 ft²

LIVING AREA

3,120 ft²

LOT SIZE

1910

YEAR BUILT

2

STORIES

VALUATION

\$111K

\$97K low

\$125K high

Last Sale

\$4,059 · Aug 3, 1998

Est. Owner Equity

\$111,294

TAX & ASSESSMENT

Property Tax	\$973 (2025)
Assessed Value	\$99,700
Previous Assessed	\$99,700
Assessor Market Value	\$99,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	MONROE
Lot (acres)	0.07
Heating	Forced Air With Air Conditioning
Pool	No

Porch · 119 ft²

CLIMATE RISK

1 FLOOD	0 WILDFIRE	57 HEAT	71 STORM	14 DROUGHT
------------	---------------	------------	-------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 18, 2026	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
School 45-Mary Mcleod Bethune	Elementary	PK–8	0.4 mi
School 58-World of Inquiry School	High	PK–12	1.5 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
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------