

Condominium

RESIDENTIAL

447 ROSEWOOD CT

BLUE RIDGE MANOR, KY 40223

\$194,698 TopHap Estimate · \$194 / ft² · confidence 89 · as of Jun 23, 2026



1

BEDS

2

BATHS

1,002 ft²

LIVING AREA

1,003 ft²

LOT SIZE

1990

YEAR BUILT

1

STORIES

VALUATION

\$195K

\$173K low

\$216K high

Last Sale

\$112,000 · Sep 1, 2005

Est. Owner Equity

\$109,933

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$1,596 (2024)
Assessed Value	\$140,280
Previous Assessed	\$140,280
Assessor Market Value	\$140,280

PROPERTY FACTS

Property Type	Condominium
County	Jefferson
Lot (acres)	0.02
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1
FLOOD

9
WILDFIRE

87
HEAT

90
STORM

32
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 11, 2010	Non-arms-length	Warranty Deed	\$86,000	\$86	\$85K
Jul 29, 2005	Resale	Warranty Deed	\$112,000	\$112	\$90K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crosby Middle School	Middle	6–8	0.4 mi
Middletown Elementary School	Elementary	KG–5	1.3 mi
Eastern High School	High	9–12	2.0 mi

District: Jefferson 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 40223

74 CRIME INDEX	112 AIR POLLUTION	22,649 POPULATION	\$105K MEDIAN IN-COME	56°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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