

Single Family Residence **RESIDENTIAL**

117 ROSEMARY DR

ROCHESTER, NY 14621

\$134,704 TopHap Estimate · \$115 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,168 ft²

LIVING AREA

3,120 ft²

LOT SIZE

1924

YEAR BUILT

2

STORIES

VALUATION

\$135K

\$119K low

\$151K high

Last Sale

\$105,000 · Jan 9, 2023

Est. Owner Equity

\$29,702

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$1,046 (2025)
Assessed Value	\$111,100
Previous Assessed	\$111,100
Assessor Market Value	\$111,100

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 · 160 ft²

CLIMATE RISK

10
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
Dec 28, 2022	Resale	Warranty Deed	\$105,000	\$90	\$105K
Aug 4, 2022	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
School 45-Mary Mcleod Bethune	Elementary	PK–8	0.4 mi
School of the Arts	High	7–12	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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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