

Duplex (2 Units, Any Combination) **RESIDENTIAL**

31 ROWLEY ST
ROCHESTER, NY 14607



4
BEDS

2
BATHS

2,350 ft²
LIVING AREA

0.12 ac
LOT SIZE

1900
YEAR BUILT

3
STORIES

2
PARKING

VALUATION

Last Sale **\$164,000 · Jul 21, 2003**

TAX & ASSESSMENT

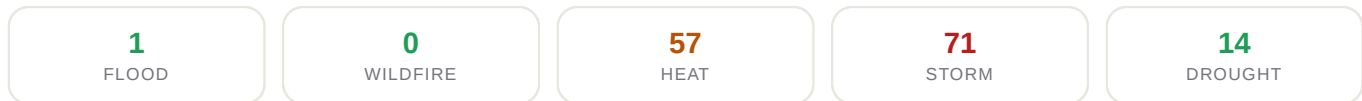
Property Tax	\$2,876 (2024)
Assessed Value	\$307,200
Previous Assessed	\$307,200
Assessor Market Value	\$307,200

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Traditional/Old
County	Monroe
Lot (acres)	0.12
Heating	Forced Air
Garage	Garage, Detached

Porch · 224 ft²

CLIMATE RISK



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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James Monroe Upper School	Middle	9–12	0.3 mi
School 23-Francis Parker	Elementary	PK–6	0.6 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 14607

168 CRIME INDEX	85 AIR POLLUTION	16,216 POPULATION	\$55K 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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