

Single Family Residence

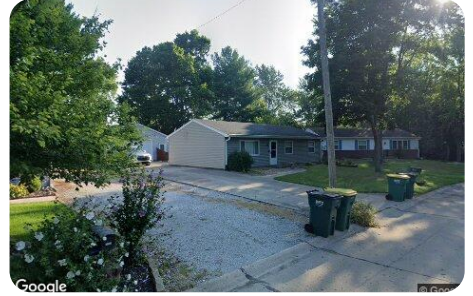
RESIDENTIAL

1060 ROSS CT

FRANKLIN, IN 46131

\$218,466

TopHap Estimate · \$207 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,056 ft²

LIVING AREA

0.19 ac

LOT SIZE

1977

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$218K

\$198K low

\$239K high

Last Sale

\$210,000 · Aug 30, 2024

Est. Owner Equity

\$50,466

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$1,662 (2025)
Assessed Value	\$166,100
Previous Assessed	\$128,700
Assessor Market Value	\$166,100

PROPERTY FACTS

Property Type	Single Family Residence
County	JOHNSON
Lot (acres)	0.19
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

CLIMATE RISK

87
FLOOD

25
WILDFIRE

79
HEAT

90
STORM

23
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 25, 2024	Resale	Warranty Deed	\$210,000	\$199	\$168K
Sep 22, 2017	Resale	Deed	\$109,900	\$104	\$108K
Feb 24, 2015	Resale	Warranty Deed	\$96,000	\$91	
Apr 2, 2005	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Needham Elementary School	Elementary	KG–4	0.4 mi
Franklin Community Middle School	Middle	7–8	1.1 mi
Franklin Community High School	High	9–12	3.0 mi

District: Franklin Community School Corporation

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 46131

113 CRIME INDEX	97 AIR POLLUTION	39,005 POPULATION	\$81K MEDIAN IN-COME	52°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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