

Single Family Residence **RESIDENTIAL**

111 RIVER TRACE LOOP

SIMPSONVILLE, SC 29680

\$299,094 TopHap Estimate · \$178 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,680 ft²
LIVING AREA

0.14 ac
LOT SIZE

2022
YEAR BUILT

VALUATION

\$299K

\$282K low

\$316K high

Last Sale

\$283,763 · Jan 5, 2023

Est. Owner Equity

\$12,080

Loan-to-Value

94%

TAX & ASSESSMENT

Property Tax	\$1,888 (2025)
Assessed Value	\$12,820
Previous Assessed	\$11,350
Assessor Market Value	\$320,380

PROPERTY FACTS

Property Type	Single Family Residence
County	Greenville
Lot (acres)	0.14

CLIMATE RISK

1 FLOOD	13 WILDFIRE	87 HEAT	94 STORM	34 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 15, 2022	Resale	Deed	\$283,763	\$169	\$279K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodmont High School	High	9–12	2.9 mi
Ralph Chandler Middle School	Middle	6–8	3.7 mi
Ellen Woodside Elementary School	Elementary	PK–5	5.6 mi

District: Greenville 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 29680

54 CRIME INDEX	84 AIR POLLUTION	37,886 POPULATION	\$94K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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