

Residential - Vacant Land

RESIDENTIAL

521 RIVER ROUGE DR # C

NASHVILLE, TN 37209

\$792,633 TopHap Estimate · confidence 58 · as of Jul 14, 2026



0.23 ac
LOT SIZE

VALUATION

\$793K

\$462K low

\$1.1M high

Est. Owner Equity

\$792,633

TAX & ASSESSMENT

Assessor Market Value

\$210,000

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	Davidson
Lot (acres)	0.23

CLIMATE RISK

1 FLOOD	11 WILDFIRE	90 HEAT	88 STORM	16 DROUGHT
-------------------	-----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Charlotte Park Elementary School	Elementary	KG–5	0.3 mi
H. G. Hill Middle School	Middle	6–8	2.3 mi
James Lawson High School	High	9–12	5.2 mi

District: Nashville-Davidson 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 37209

125 CRIME INDEX	101 AIR POLLUTION	39,607 POPULATION	\$76K MEDIAN IN-COME	58°F AVG TEMP	56% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy

Absentee owner