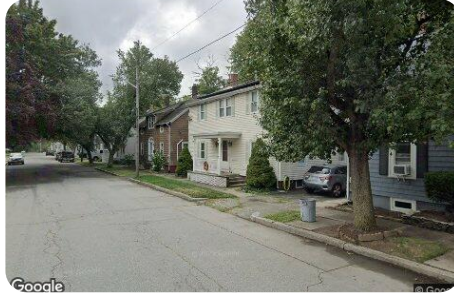


Single Family Residence **RESIDENTIAL**

44 RUTH AVE

RUMFORD, RI 02916

\$517,133 TopHap Estimate · \$284 / ft² · confidence 92 · as of Jul 14, 2026



5

BEDS

2.5

BATHS

1,819 ft²

LIVING AREA

0.16 ac

LOT SIZE

1896

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$517K

\$475K low

\$559K high

Last Sale

\$480,000 · Aug 5, 2024

Est. Owner Equity

\$78,133

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$6,074 (2025)
Assessed Value	\$464,700
Previous Assessed	\$357,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	PROVIDENCE
Lot (acres)	0.16
Roof	Asphalt
Heating	Hot Water
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 2, 2024	Resale	Warranty Deed	\$480,000	\$264	\$439K
Nov 2, 2023	Resale	Deed	\$325,000	\$179	
Jul 24, 2009	Financing	Mortgage			\$26K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Francis School	Elementary	KG–5	0.3 mi
East Providence High School	High	9–12	1.8 mi
Edward R. Martin Middle School	Middle	6–8	2.6 mi

District: East Providence 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 02916

79 CRIME INDEX	112 AIR POLLUTION	7,060 POPULATION	\$79K MEDIAN IN-COME	50°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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