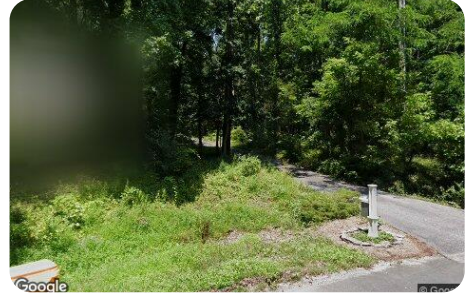
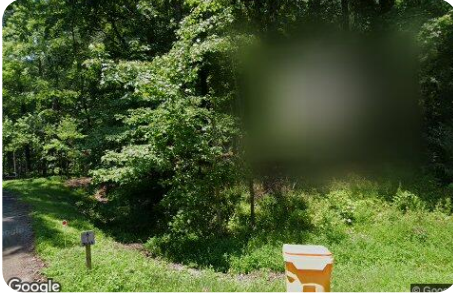


Single Family Residence **RESIDENTIAL**

706 RIVERVIEW TER

ANNAPOLIS, MD 21401

\$989,671 TopHap Estimate · \$404 / ft² · confidence 89 · as of Jul 14, 2026



3

BATHS

2,448 ft²

LIVING AREA

0.99 ac

LOT SIZE

2009

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$990K

\$884K low

\$1.1M high

Last Sale

\$950,000 · Sep 12, 2025

Est. Owner Equity

\$326,671

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$6,890 (2025)
Assessed Value	\$667,400
Previous Assessed	\$667,400
Assessor Market Value	\$727,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Anne Arundel
Lot (acres)	0.99
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached

Porch · 60 ft²

CLIMATE RISK

75
FLOOD

20
WILDFIRE

9
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 29, 2025	Resale	Special Warranty Deed	\$950,000	\$388	\$663K
May 26, 2021	Resale	Deed	\$790,000	\$323	\$400K
Apr 2, 2008	Resale	Grant Deed	\$300,000	\$123	
Mar 1, 2005	Resale	Grant Deed	\$275,000	\$112	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Annapolis High School	High	9–12	1.4 mi
Rolling Knolls Elementary School	Elementary	PK–5	2.8 mi
Wiley H. Bates Middle School	Middle	6–8	4.5 mi

District: Anne Arundel County Public Schools

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 21401

135 CRIME INDEX	89 AIR POLLUTION	39,516 POPULATION	\$117K MEDIAN IN-COME	57°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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