

Single Family Residence **RESIDENTIAL**

# 70 RABBIT RUN

RIVERHEAD, NY 11901

**\$682,803** TopHap Estimate · \$420 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**1,626 ft<sup>2</sup>**

LIVING AREA

**0.46 ac**

LOT SIZE

**1994**

YEAR BUILT

**2**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$683K**

\$622K low

\$743K high

Last Sale

**\$320,000 · Apr 29, 2011**

Est. Owner Equity

**\$378,803**

Loan-to-Value

**47%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$9,940 (2024) |
| Assessed Value        | \$48,400       |
| Assessor Market Value | \$593,137      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | SUFFOLK                 |
| Lot (acres)   | 0.46                    |
| Heating       | Hot Water               |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Porch · 512 ft<sup>2</sup>

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------------|-----------|--------------------|--------|
| Sep 26, 2016 | Quitclaim | Quit Claim Transfer |           |                    | \$304K |
| Apr 14, 2011 | Resale    | Grant Deed          | \$320,000 | \$197              |        |
| Jan 25, 2006 | Resale    | Grant Deed          | \$446,500 | \$275              |        |
| Aug 5, 2004  | Resale    | Warranty Deed       | \$360,000 | \$221              |        |
| Jul 20, 2004 | Quitclaim | Quit Claim Transfer |           |                    |        |
| Jul 2, 2002  | Resale    | Grant Deed          | \$282,000 | \$173              |        |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Riverhead Senior High School | High       | 9–12   | 1.4 mi   |
| Riverhead Middle School      | Middle     | 6–8    | 1.4 mi   |
| Roanoke Avenue School        | Elementary | PK–4   | 1.5 mi   |

District: Riverhead Central 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 11901

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>129</b><br>CRIME INDEX | <b>107</b><br>AIR POLLUTION | <b>29,638</b><br>POPULATION | <b>\$78K</b><br>MEDIAN IN-COME | <b>52°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|