

Single Family Residence **RESIDENTIAL**

5 RIVER RISE RD

NEW CITY, NY 10956

\$746,744 TopHap Estimate · \$331 / ft² · confidence 94 · as of Jul 14, 2026

3

BATHS

2,254 ft²

LIVING AREA

1 ac

LOT SIZE

1974

YEAR BUILT

2

STORIES

VALUATION

\$747K

\$705K low

\$789K high

Last Sale

\$576,000 · Oct 25, 2022

Est. Owner Equity

\$228,344

Loan-to-Value

68%

TAX & ASSESSMENT

Assessed Value

\$128,900

Previous Assessed

\$128,900

Assessor Market Value

\$609,457

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Rockland
Lot (acres)	1.00
Heating	Hot Water
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement

Patio · 354 ft²

Porch · 312 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 21, 2022	Resale	Bargain And Sale Deed	\$576,000	\$256	\$518K
Aug 25, 2020	Resale	Bargain And Sale Deed	\$428,000	\$190	\$405K
Sep 25, 2017	Financing	Deed			\$204K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodglen Elementary School	Elementary	KG–5	1.5 mi
Clarkstown North Senior High School	High	9–12	1.7 mi
Felix Festa Character Middle School	Middle	6–8	3.6 mi

District: Clarkstown 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 10956

49 CRIME INDEX	113 AIR POLLUTION	33,861 POPULATION	\$155K MEDIAN IN-COME	51°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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