

Single Family Residence **RESIDENTIAL**

19 RIVER RUN

CARMEL, NY 10512

\$1,221,918 TopHap Estimate · \$304 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

6

BATHS

4,014 ft²

LIVING AREA

3.6 ac

LOT SIZE

2005

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.4M high

Last Sale

\$565,000 · Aug 19, 2013

Est. Owner Equity

\$1,221,918

TAX & ASSESSMENT

Property Tax	\$45,928 (2025)
Assessed Value	\$1,095,000
Previous Assessed	\$1,095,000
Assessor Market Value	\$1,095,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Putnam
Lot (acres)	3.60
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 1,264 ft²

CLIMATE RISK

1 FLOOD	18 WILDFIRE	55 HEAT	97 STORM	16 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 2, 2013	Resale	Grant Deed	\$565,000	\$141	
Jan 25, 2006	Resale	Grant Deed	\$799,900	\$199	\$330K
May 14, 2004	Resale	Grant Deed	\$272,000	\$68	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
George Fischer Middle School	Middle	5–8	0.2 mi
Carmel High School	High	9–12	1.4 mi
Matthew Paterson Elementary School	Elementary	KG–4	5.3 mi

District: Carmel 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 10512

97 CRIME INDEX	106 AIR POLLUTION	24,045 POPULATION	\$114K MEDIAN IN-COME	49°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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