

Single Family Residence **RESIDENTIAL**

# 1406 N ROCKY RIVER RD

MONROE, NC 28110

**\$387,534** TopHap Estimate · \$260 / ft<sup>2</sup> · confidence 87 · as of Jul 14, 2026



**2**

BATHS

**1,488 ft<sup>2</sup>**

LIVING AREA

**3.63 ac**

LOT SIZE

**1988**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$388K**

\$339K low

\$436K high

Est. Owner Equity

**\$295,488**

Loan-to-Value

**19%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,543 (2025) |
| Assessed Value        | \$176,500      |
| Previous Assessed     | \$176,500      |
| Assessor Market Value | \$176,500      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Union                      |
| Lot (acres)   | 3.63                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Composition Shingle        |
| Heating       | Forced Air                 |
| Cooling       | Central                    |
| Fireplace     | Masonry                    |

Deck

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Rocky River Elementary School | Elementary | KG–5   | 1.1 mi   |
| Monroe Middle School          | Middle     | 6–8    | 4.6 mi   |
| Monroe High School            | High       | 9–12   | 5.2 mi   |

District: Union 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 28110

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>100</b><br>CRIME INDEX | <b>89</b><br>AIR POLLUTION | <b>59,112</b><br>POPULATION | <b>\$82K</b><br>MEDIAN IN-COME | <b>61°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

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