

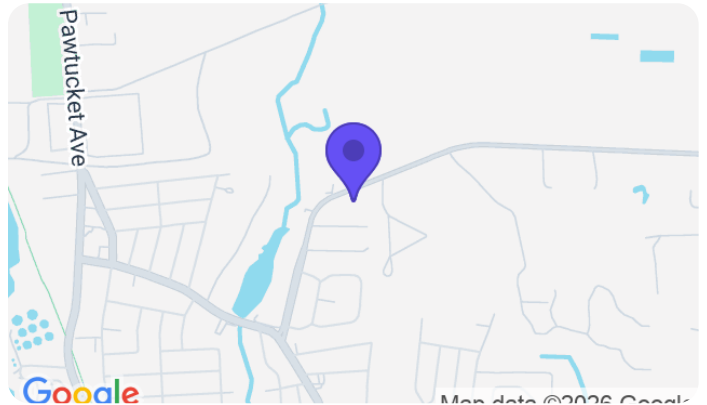
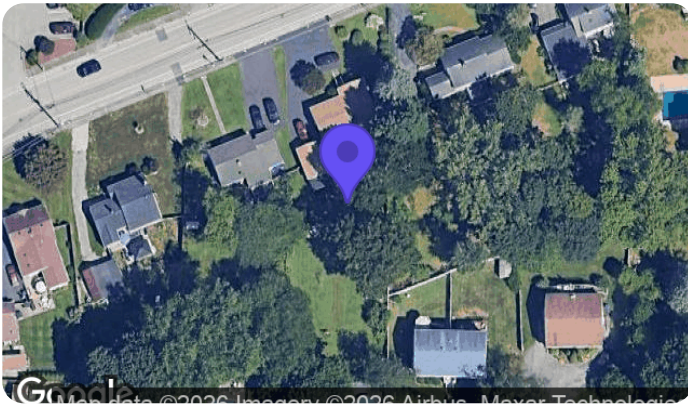
Single Family Residence

RESIDENTIAL

185 FORBES ST

RIVERSIDE, RI 02915

\$567,592 TopHap Estimate · \$258 / ft² · confidence 90 · as of Jul 14, 2026



2

BEDS

1.5

BATHS

2,201 ft²

LIVING AREA

0.39 ac

LOT SIZE

1950

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$568K

\$513K low

\$622K high

Last Sale

\$495,000 · Jun 24, 2024

Est. Owner Equity

\$61,558

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$6,257 (2025)
Assessed Value	\$478,700
Previous Assessed	\$386,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	PROVIDENCE
Lot (acres)	0.39
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

51 FLOOD	7 WILDFIRE	53 HEAT	83 STORM	28 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

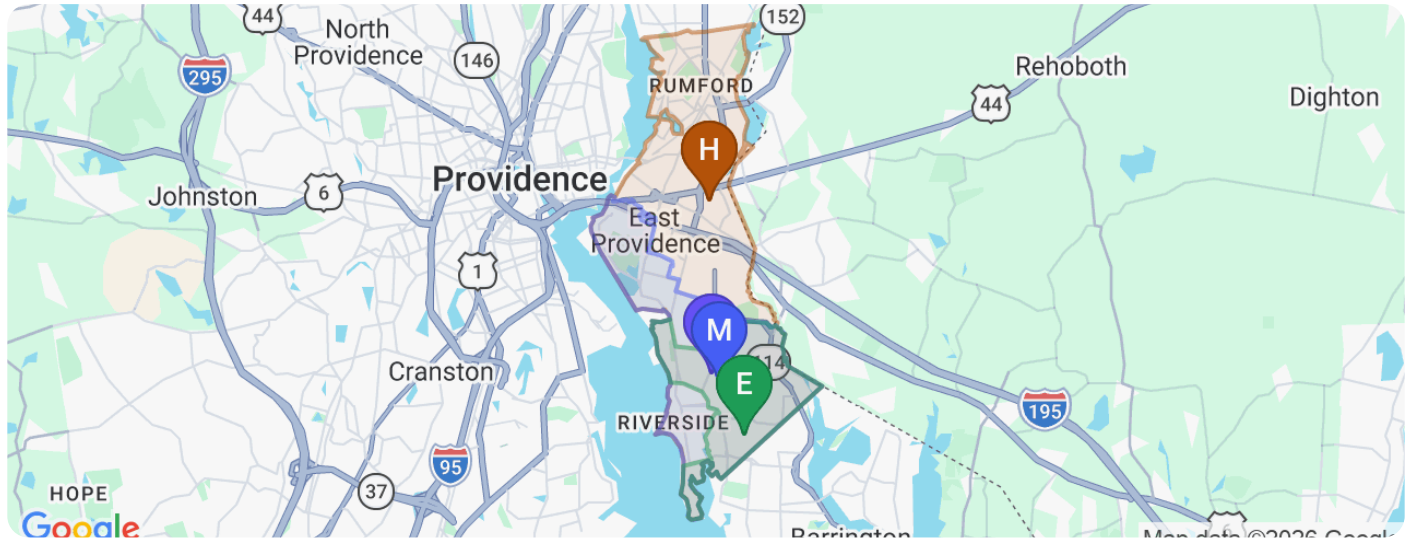
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 21, 2024	Resale	Warranty Deed	\$495,000	\$225	\$486K
Oct 19, 2023	Quitclaim	Quit Claim Transfer			
Sep 20, 2011	Financing	Mortgage			\$32K
Sep 20, 2011	Financing	Mortgage			\$160K
Jan 15, 2008	Financing	Mortgage			\$53K
Jan 18, 2006	Financing	Mortgage			\$167K
Apr 21, 2005	Financing	Mortgage			\$153K
Jul 3, 1998	Financing	Mortgage			\$80K
Jan 18, 1996	Financing	Mortgage			\$64K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverside Middle School	Middle	6–8	0.2 mi
Waddington School	Elementary	KG–5	1.1 mi
East Providence High School	High	9–12	2.8 mi

District: East Providence 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 02915

99 CRIME INDEX	111 AIR POLLUTION	18,028 POPULATION	\$81K MEDIAN IN-COME	51°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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