

Single Family Residence **RESIDENTIAL**

91 FORBES ST

RIVERSIDE, RI 02915

\$419,687 TopHap Estimate · \$278 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,510 ft²

LIVING AREA

0.15 ac

LOT SIZE

1973

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$420K

\$393K low

\$446K high

Last Sale

\$225,000 · Aug 23, 2017

Est. Owner Equity

\$189,850

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$4,922 (2025)
Assessed Value	\$376,600
Previous Assessed	\$320,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	PROVIDENCE
Lot (acres)	0.15
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK

41 FLOOD	5 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	\$/FT²	LOAN
Aug 23, 2017	Resale	Warranty Deed	\$225,000	\$149	\$230K
Sep 5, 2006	Resale	Deed	\$232,000	\$154	\$238K

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	2.9 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	Owner occupied
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