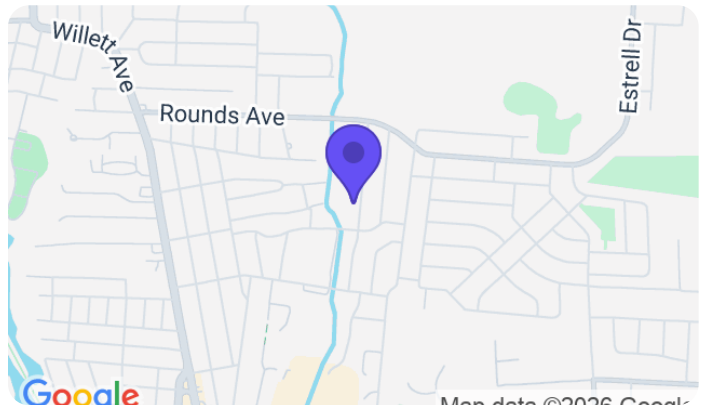
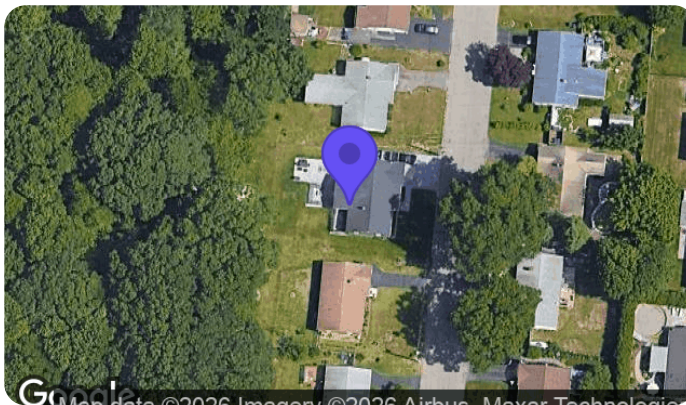


Single Family Residence **RESIDENTIAL**

45 FERNCREST DR

RIVERSIDE, RI 02915

\$566,691 TopHap Estimate · \$311 / ft² · confidence 88 · as of Jul 14, 2026



4
BEDS

1
BATHS

1,824 ft²
LIVING AREA

0.16 ac
LOT SIZE

1963
YEAR BUILT

1
STORIES

7
ROOMS

VALUATION

\$567K

\$501K low

\$632K high

Last Sale

\$535,000 · Jul 31, 2025

Est. Owner Equity

\$316,691

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$5,836 (2025)
Assessed Value	\$446,500
Previous Assessed	\$377,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	PROVIDENCE
Lot (acres)	0.16
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

Deck

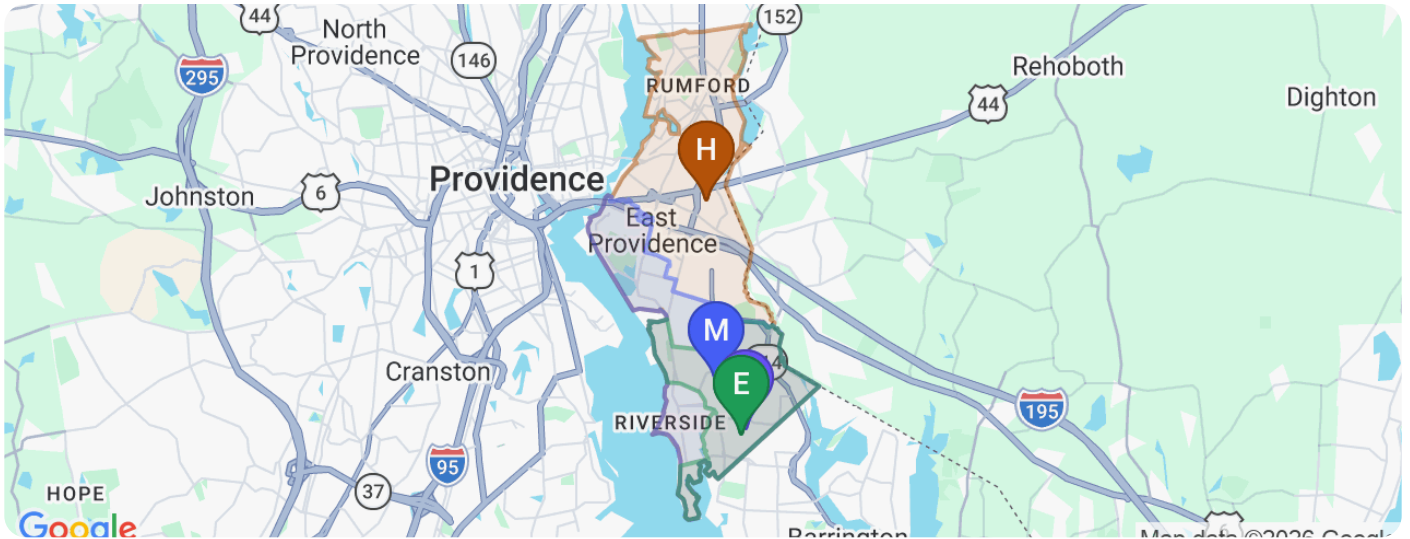
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 31, 2025	Resale	Warranty Deed	\$535,000	\$293	\$250K
May 31, 2017	Resale	Warranty Deed	\$217,500	\$119	\$214K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Waddington School	Elementary	KG–5	0.1 mi
Riverside Middle School	Middle	6–8	0.9 mi
East Providence High School	High	9–12	3.8 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
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------