

Single Family Residence

RESIDENTIAL

403 RIVER ROUGE CT

NASHVILLE, TN 37209

\$708,096 TopHap Estimate · \$223 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2

BATHS

3,180 ft²

LIVING AREA

0.49 ac

LOT SIZE

1966

YEAR BUILT

1

STORIES

10

ROOMS

2

PARKING

VALUATION

\$708K

\$681K low

\$735K high

Last Sale

\$725,000 · Sep 2, 2022

Est. Owner Equity

\$708,096

TAX & ASSESSMENT

Property Tax	\$5,170 (2025)
Assessed Value	\$183,725
Previous Assessed	\$104,100
Assessor Market Value	\$734,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bi-Level
County	Davidson
Lot (acres)	0.49
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

Deck · 634 ft²

Porch · 120 ft²

CLIMATE RISK

35

FLOOD

24

WILDFIRE

90

HEAT

88

STORM

16

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 2, 2022	Resale	Warranty Deed	\$725,000	\$228	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Charlotte Park Elementary School	Elementary	KG–5	0.3 mi
H. G. Hill Middle School	Middle	6–8	2.7 mi
James Lawson High School	High	9–12	5.1 mi

District: Nashville-Davidson County 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 37209

125 CRIME INDEX	101 AIR POLLUTION	39,607 POPULATION	\$76K MEDIAN IN-COME	58°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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