

Single Family Residence **RESIDENTIAL**

1637 RIVER RUN

BENTON, AR 72019

\$352,671 TopHap Estimate · \$153 / ft² · confidence 92 · as of Jul 14, 2026

2

BATHS

2,308 ft²

LIVING AREA

3.07 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

VALUATION

\$353K

\$325K low

\$381K high

Last Sale

\$25,000 · Nov 19, 2025

Est. Owner Equity

\$352,671

TAX & ASSESSMENT

Property Tax	\$1,921 (2025)
Assessed Value	\$58,407
Previous Assessed	\$58,407
Assessor Market Value	\$292,035

PROPERTY FACTS

Property Type	Single Family Residence
County	Saline
Lot (acres)	3.07
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Mixed

Deck · 835 ft²

Patio · 1,085 ft²

Porch · 30 ft²

CLIMATE RISK

50 FLOOD	50 WILDFIRE	90 HEAT	74 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 12, 2025	Resale	Warranty Deed	\$25,000	\$11	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bethel Middle School	Middle	6–7	4.0 mi
Salem Elementary School	Elementary	KG–5	4.4 mi
Bryant High School	High	10–12	8.1 mi

District: Bryant 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 72019

91 CRIME INDEX	155 AIR POLLUTION	29,093 POPULATION	\$86K MEDIAN IN-COME	62°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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