

Single Family Residence **RESIDENTIAL**

174 RIVERSIDE ST

PORTSMOUTH, RI 02871

\$946,763 TopHap Estimate · \$623 / ft² · confidence 85 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,520 ft²

LIVING AREA

0.17 ac

LOT SIZE

1930

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$947K

\$809K low

\$1.1M high

Last Sale

\$475,000 · Apr 10, 2019

Est. Owner Equity

\$572,763

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$8,880 (2025)
Assessed Value	\$668,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	NEWPORT
Lot (acres)	0.17
Roof	Asphalt
Heating	Hot Water
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

97
FLOOD

16
WILDFIRE

57
HEAT

91
STORM

28
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 10, 2019	Resale	Warranty Deed	\$475,000	\$313	\$380K
Oct 4, 2006	Financing	Mortgage			\$83K
Jan 27, 2003	Resale	Grant Deed	\$220,000	\$145	\$176K
Apr 4, 2001	Resale	Grant Deed	\$142,500	\$94	
Nov 4, 1998	Resale	Grant Deed	\$90,000	\$59	\$87K
Apr 25, 1994	Resale	Grant Deed	\$79,000	\$52	\$79K
Jul 16, 1991	Resale	Grant Deed	\$41,000	\$27	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hathaway Elementary School	Elementary	KG–4	1.0 mi
Portsmouth High School	High	9–12	1.4 mi
Portsmouth Middle School	Middle	5–8	5.7 mi

District: Portsmouth 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 02871

84 CRIME INDEX	101 AIR POLLUTION	16,919 POPULATION	\$116K MEDIAN IN-COME	50°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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