

Single Family Residence **RESIDENTIAL**

# 521 RIVER RUN DR

MARYVILLE, TN 37804

**\$713,408** TopHap Estimate · \$295 / ft<sup>2</sup> · confidence 86 · as of Jul 14, 2026



**3**

BATHS

**2,421 ft<sup>2</sup>**

LIVING AREA

**0.7 ac**

LOT SIZE

**2006**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$713K**

\$611K low

\$816K high

Est. Owner Equity

**\$713,408**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,017 (2025) |
| Assessed Value        | \$126,825      |
| Previous Assessed     | \$126,825      |
| Assessor Market Value | \$507,300      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Blount                  |
| Lot (acres)   | 0.70                    |
| Foundation    | Footing                 |
| Roof          | Composition Shingle     |
| Heating       | Yes                     |
| Cooling       | Package                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Finished        |
| Pool          | No                      |

Deck · 448 ft²

Patio · 448 ft²

Porch · 389 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE    | \$/FT² | LOAN |
|--------------|-------------------|---------------------|----------|--------|------|
| Aug 12, 2024 | Quitclaim         | Quit Claim Transfer |          |        |      |
| Jun 1, 2005  | Recorded document | Grant Deed          |          |        |      |
| Aug 4, 2003  | Non-arms-length   | Mortgage            | \$27,000 | \$11   |      |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Heritage High School     | High       | 9–12   | 0.8 mi   |
| Heritage Middle School   | Middle     | 6–8    | 1.0 mi   |
| Porter Elementary School | Elementary | PK–5   | 2.0 mi   |

District: Blount 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 37804

|                                      |                                         |                                         |                                            |                                     |                                    |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>91</div> <div>CRIME INDEX</div> | <div>101</div> <div>AIR POLLUTION</div> | <div>28,243</div> <div>POPULATION</div> | <div>\$72K</div> <div>MEDIAN IN-COME</div> | <div>58°F</div> <div>AVG TEMP</div> | <div>56%</div> <div>SUNSHINE</div> |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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