

Residential - Vacant Land

RESIDENTIAL

112 RIVER DR

ANNAPOLIS, MD 21403

\$2,071,007 TopHap Estimate · confidence 85 · as of Jun 23, 2026



0.37 ac
LOT SIZE

VALUATION

\$2.1M

\$1.8M low

\$2.4M high

Est. Owner Equity

\$0

Loan-to-Value

145%

TAX & ASSESSMENT

Property Tax	\$23,252 (2025)
Assessed Value	\$2,022,867
Previous Assessed	\$1,630,833
Assessor Market Value	\$2,414,900

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	Anne Arundel
Lot (acres)	0.37
Heating	None
Pool	No

CLIMATE RISK

100 FLOOD	15 WILDFIRE	9 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 3, 2006	Quitclaim	Quit Claim Transfer			\$3M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Georgetown East Elementary School	Elementary	EE–5	1.7 mi
Annapolis Middle School	Middle	6–8	3.0 mi
Annapolis High School	High	9–12	6.1 mi

District: Anne Arundel County 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 21403

130 CRIME INDEX	85 AIR POLLUTION	32,838 POPULATION	\$118K MEDIAN IN-COME	57°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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