

Duplex (2 Units, Any Combination)

RESIDENTIAL

49 RUTH AVE

RUMFORD, RI 02916



4

BEDS

2

BATHS

1,824 ft²

LIVING AREA

0.14 ac

LOT SIZE

1963

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

Last Sale

\$319,900 · Feb 5, 2021

TAX & ASSESSMENT

Property Tax	\$6,263 (2025)
Assessed Value	\$479,200
Previous Assessed	\$316,400

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Duplex Single
County	PROVIDENCE
Lot (acres)	0.14
Roof	Asphalt
Heating	Hot Water
Pool	No

CLIMATE RISK

1 FLOOD	5 WILDFIRE	56 HEAT	93 STORM	28 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 5, 2021	Resale	Warranty Deed	\$319,900	\$175	\$255K
Oct 3, 2003	Financing	Mortgage			\$18K
Oct 3, 2003	Resale	Grant Deed	\$240,000	\$132	\$192K
Jun 28, 1993	Financing	Mortgage			\$120K
Apr 22, 1991	Resale	Grant Deed	\$147,500	\$81	\$140K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Francis School	Elementary	KG–5	0.3 mi
East Providence High School	High	9–12	1.8 mi
Edward R. Martin Middle School	Middle	6–8	2.5 mi

District: East Providence 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 02916

79 CRIME INDEX	112 AIR POLLUTION	7,060 POPULATION	\$79K 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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