

Single Family Residence **RESIDENTIAL**

22 RIVER RUN

EAST GREENWICH, RI 02818

\$907,103 TopHap Estimate · \$328 / ft² · confidence 91 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,765 ft²
LIVING AREA

2.63 ac
LOT SIZE

1984
YEAR BUILT

1
STORIES

6
ROOMS

VALUATION

\$907K

\$828K low

\$986K high

Last Sale

\$470,000 · Aug 28, 2013

Est. Owner Equity

\$644,103

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$11,157 (2025)
Assessed Value	\$716,600
Assessor Market Value	\$976,315

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	KENT
Lot (acres)	2.63
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Frenchtown School	Elementary	KG–2	1.1 mi
East Greenwich High School	High	9–12	2.0 mi
Archie R. Cole Middle School	Middle	6–8	3.2 mi

District: East Greenwich 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 02818

56 CRIME INDEX	111 AIR POLLUTION	20,899 POPULATION	\$128K 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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