

Single Family Residence

RESIDENTIAL

647 RIVER ROUGE DR

NASHVILLE, TN 37209

\$672,447 TopHap Estimate · \$335 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

1

BATHS

2,007 ft²

LIVING AREA

0.43 ac

LOT SIZE

1966

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$672K

\$618K low

\$727K high

Est. Owner Equity

\$522,447

Loan-to-Value

22%

TAX & ASSESSMENT

Property Tax	\$4,121 (2025)
Assessed Value	\$146,450
Previous Assessed	\$91,150
Assessor Market Value	\$585,800

PROPERTY FACTS

Property Type	Single Family Residence
County	Davidson
Lot (acres)	0.43
Foundation	Raised (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

Deck · 114 ft² Shed · 50 ft² Patio · 114 ft² Porch · 72 ft²

CLIMATE RISK

42
FLOOD

14
WILDFIRE

90
HEAT

88
STORM

16
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 29, 2023	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Charlotte Park Elementary School	Elementary	KG–5	0.3 mi
H. G. Hill Middle School	Middle	6–8	2.9 mi
James Lawson High School	High	9–12	5.3 mi

District: Nashville-Davidson 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 37209

125 CRIME INDEX	101 AIR POLLUTION	39,607 POPULATION	\$76K MEDIAN IN-COME	58°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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