

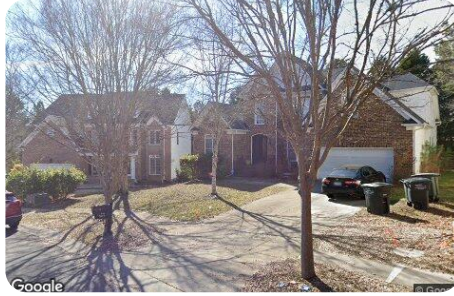
Single Family Residence

**RESIDENTIAL**

# 3077 RIVER BEND DR

TEGA CAY, SC 29708

**\$791,284** TopHap Estimate · \$275 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**3**

BATHS

**2,878 ft<sup>2</sup>**

LIVING AREA

**1 ac**

LOT SIZE

**2002**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$791K**

\$735K low

\$847K high

Last Sale

**\$555,000 · Sep 28, 2022**

Est. Owner Equity

**\$264,034**

Loan-to-Value

**68%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,048 (2025) |
| Assessed Value        | \$24,328       |
| Previous Assessed     | \$21,167       |
| Assessor Market Value | \$608,200      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | York                    |
| Lot (acres)   | 1.00                    |
| Construction  | Brick                   |
| Heating       | None                    |
| Fireplace     | Yes                     |
| Pool          | No                      |

Deck · 216 ft²

Patio · 216 ft²

Porch · 36 ft²

## CLIMATE RISK

**1**  
FLOOD

**6**  
WILDFIRE

**90**  
HEAT

**74**  
STORM

**48**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|---------------|-----------|--------|--------|
| Sep 7, 2022  | Resale          | Deed          | \$555,000 | \$193  | \$527K |
| Jan 31, 2022 | Resale          | Warranty Deed | \$440,000 | \$153  |        |
| Mar 28, 2003 | Non-arms-length | Grant Deed    | \$303,601 | \$105  |        |
| Aug 12, 2002 | Resale          | Grant Deed    | \$84,178  | \$29   |        |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Tega Cay Elementary School | Elementary | KG–5   | 0.4 mi   |
| Gold Hill Middle School    | Middle     | 6–8    | 1.1 mi   |
| Fort Mill High School      | High       | 9–12   | 3.3 mi   |

District: York School District 4

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 29708

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>63</div> <div>CRIME INDEX</div> | <div>95</div> <div>AIR POLLUTION</div> | <div>41,392</div> <div>POPULATION</div> | <div>\$126K</div> <div>MEDIAN IN-COME</div> | <div>61°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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