

Single Family Residence

RESIDENTIAL

18 ROSEWOOD DR

LINCOLN, RI 02865

\$877,050 TopHap Estimate · \$365 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,400 ft²

LIVING AREA

0.92 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$877K

\$800K low

\$954K high

Last Sale

\$525,000 · Jan 18, 2017

Est. Owner Equity

\$487,050

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$10,024 (2025)
Assessed Value	\$741,400
Previous Assessed	\$587,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PROVIDENCE
Lot (acres)	0.92
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

61
FLOOD

9
WILDFIRE

55
HEAT

95
STORM

28
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 18, 2017	Resale	Warranty Deed	\$525,000	\$219	\$368K
Jun 13, 2014	Recorded document	Foreclosure			
Mar 23, 2011	Financing	Mortgage			\$490K
May 9, 2008	Financing	Mortgage			\$480K
Jan 2, 1996	Financing	Mortgage			\$165K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Middle School	Middle	6–8	0.4 mi
Lincoln Central Elementary School	Elementary	KG–5	2.1 mi
Lincoln Senior High School	High	9–12	2.5 mi

District: Lincoln 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 02865

56 CRIME INDEX	109 AIR POLLUTION	18,892 POPULATION	\$107K 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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