

Single Family Residence **RESIDENTIAL**

# 117 RIVER RUN

QUEENSTOWN, MD 21658

**\$1,220,273** TopHap Estimate · \$465 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**3**

BATHS

**2,626 ft<sup>2</sup>**

LIVING AREA

**1.46 ac**

LOT SIZE

**1977**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$1.2M**

\$1.1M low

\$1.3M high

Last Sale

**\$880,000 · May 15, 2007**

Est. Owner Equity

**\$1,001,273**

Loan-to-Value

**17%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,687 (2023) |
| Assessed Value        | \$916,467      |
| Previous Assessed     | \$863,900      |
| Assessor Market Value | \$1,021,600    |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | Queen Anne's            |
| Lot (acres)   | 1.46                    |
| Roof          | Composition Shingle     |
| Heating       | Heat Pump               |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Built-in        |
| Pool          | Spa/Hot Tub (Only)      |

Deck · 216 ft²   Patio · 72 ft²   Porch · 192 ft²   Boat access

## CLIMATE RISK

**35**  
FLOOD

**33**  
WILDFIRE

**79**  
HEAT

**79**  
STORM

**25**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED | PRICE     | \$/FT² | LOAN |
|--------------|--------|------|-----------|--------|------|
| May 15, 2007 | Resale | Deed | \$880,000 | \$335  |      |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Grasonville Elementary School | Elementary | PK–5   | 1.9 mi   |
| Stevensville Middle School    | Middle     | 6–8    | 8.3 mi   |
| Kent Island High School       | High       | 9–12   | 8.6 mi   |

District: Queen Annes County Public Schools

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 21658

|                           |                            |                            |                                 |                         |                        |
|---------------------------|----------------------------|----------------------------|---------------------------------|-------------------------|------------------------|
| <b>112</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>3,690</b><br>POPULATION | <b>\$131K</b><br>MEDIAN IN-COME | <b>56°F</b><br>AVG TEMP | <b>57%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|