

Single Family Residence **RESIDENTIAL**

# 100 RIVER FALLS DR

DUNCAN, SC 29334

**\$630,167** TopHap Estimate · \$172 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**3,658 ft<sup>2</sup>**

LIVING AREA

**0.61 ac**

LOT SIZE

**1992**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$630K**

\$584K low

\$677K high

Est. Owner Equity

**\$630,167**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,216 (2025) |
| Assessed Value        | \$17,125       |
| Previous Assessed     | \$17,125       |
| Assessor Market Value | \$619,200      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Raised Ranch            |
| County        | Spartanburg             |
| Construction  | Brick                   |
| Foundation    | Brick (Unspecified)     |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Patio · 648 ft²

Porch · 16 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE | \$/FT² | LOAN |
|--------------|-----------|---------------------|-------|--------|------|
| Apr 11, 2019 | Quitclaim | Quit Claim Transfer |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| River Ridge Elementary School | Elementary | PK–5   | 0.5 mi   |
| Florence Chapel Middle School | Middle     | 6–8    | 0.7 mi   |
| James F. Byrnes High School   | High       | 10–12  | 4.2 mi   |

District: Spartanburg School District 5

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 29334

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>76</b><br>CRIME INDEX | <b>90</b><br>AIR POLLUTION | <b>19,802</b><br>POPULATION | <b>\$81K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|