

Single Family Residence

RESIDENTIAL

8 RIVERFRONT LN

SIMPSONVILLE, SC 29681

\$675,935 TopHap Estimate · \$206 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,279 ft²

LIVING AREA

1.35 ac

LOT SIZE

2001

YEAR BUILT

VALUATION

\$676K

\$622K low

\$730K high

Last Sale

\$430,000 · Mar 18, 2019

Est. Owner Equity

\$341,881

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$2,701 (2025)
Assessed Value	\$19,640
Previous Assessed	\$17,080
Assessor Market Value	\$631,400

PROPERTY FACTS

Property Type	Single Family Residence
County	Greenville
Lot (acres)	1.35
Heating	None

CLIMATE RISK

89 FLOOD	16 WILDFIRE	86 HEAT	93 STORM	36 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 3, 2021	Financing	Intrafamily Transfer			
Mar 15, 2019	Resale	Deed	\$430,000	\$131	\$344K
Jan 20, 2016	Financing	Intrafamily Transfer			
Jun 12, 2008	Resale	Warranty Deed	\$201,000	\$61	
Jun 18, 2008	Resale	Limited Warranty Deed	\$201,000	\$61	\$161K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bell's Crossing Elementary School	Elementary	KG–5	3.0 mi
Mauldin High School	High	9–12	6.8 mi
Riverside Middle School	Middle	6–8	8.2 mi

District: Greenville 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 29681

40 CRIME INDEX	88 AIR POLLUTION	65,247 POPULATION	\$110K MEDIAN IN-COME	60°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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