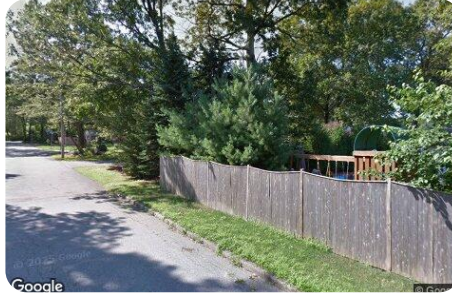


Single Family Residence **RESIDENTIAL**

# 50 MONMOUTH DR

RIVERSIDE, RI 02915

**\$496,729** TopHap Estimate · \$314 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,582 ft<sup>2</sup>**

LIVING AREA

**0.19 ac**

LOT SIZE

**1966**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

## VALUATION

**\$497K**

\$464K low

\$530K high

Last Sale

**\$196,500 · Jul 8, 2002**

Est. Owner Equity

**\$206,729**

Loan-to-Value

**57%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$5,748 (2025) |
| Assessed Value    | \$439,800      |
| Previous Assessed | \$369,300      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Ranch                            |
| County        | PROVIDENCE                       |
| Lot (acres)   | 0.19                             |
| Roof          | Asphalt                          |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Yes                              |
| Fireplace     | Yes                              |
| Pool          | In-Ground Pool                   |

## CLIMATE RISK

|            |               |            |             |               |
|------------|---------------|------------|-------------|---------------|
| 1<br>FLOOD | 5<br>WILDFIRE | 54<br>HEAT | 84<br>STORM | 28<br>DROUGHT |
|------------|---------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|------------|-----------|--------------------|--------|
| Nov 1, 2005  | Financing | Mortgage   |           |                    | \$50K  |
| Aug 18, 2003 | Financing | Mortgage   |           |                    | \$188K |
| Jul 8, 2002  | Resale    | Grant Deed | \$196,500 | \$124              | \$150K |
| Jul 8, 2002  | Financing | Mortgage   |           |                    | \$38K  |
| Jun 26, 1996 | Financing | Mortgage   |           |                    | \$55K  |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Primrose Hill School     | Elementary | PK–3   | 0.8 mi   |
| Barrington Middle School | Middle     | 6–8    | 1.4 mi   |
| Barrington High School   | High       | 9–12   | 1.4 mi   |

District: Barrington 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 02915**

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>99</b><br>CRIME INDEX | <b>111</b><br>AIR POLLUTION | <b>18,028</b><br>POPULATION | <b>\$81K</b><br>MEDIAN IN-COME | <b>51°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

**OWNERSHIP**

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