

Single Family Residence **RESIDENTIAL**

65 E RIVER RD

RUMSON, NJ 07760

\$1,188,071 TopHap Estimate · \$762 / ft² · confidence 94 · as of Jul 14, 2026



2

BEDS

2.5

BATHS

1,560 ft²

LIVING AREA

0.1 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

5

ROOMS

1

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Last Sale

\$400,000 · Jan 17, 2014

Est. Owner Equity

\$700,071

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$8,269 (2025)
Assessed Value	\$877,100
Previous Assessed	\$788,300
Assessor Market Value	\$877,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	MONMOUTH
Lot (acres)	0.10
Construction	Frame (Unspecified)
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	Spa/Hot Tub (Only)

Deck · 24 ft²

CLIMATE RISK

94
FLOOD

24
WILDFIRE

47
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 30, 2020	Resale	Grant Deed	\$590,000	\$378	\$521K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Forrestdale School	Middle	4–8	0.1 mi
Deane-Porter School	Elementary	PK–3	0.2 mi
Rumson-Fair Haven Regional High School	High	9–12	0.3 mi

District: Rumson Borough 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 07760

59 CRIME INDEX	114 AIR POLLUTION	9,274 POPULATION	\$220K MEDIAN IN-COME	53°F AVG TEMP	56% SUNSHINE
--------------------------------------	---	--	---	-------------------------------------	------------------------------------

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

|
 OWNERSHIP

Occupancy	Absentee owner
-----------	----------------