

Single Family Residence **RESIDENTIAL**

# 304 RIVERGATE MNR

ROGERSVILLE, TN 37857

**\$284,351** TopHap Estimate · \$244 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026



**2**

BATHS

**1,164 ft<sup>2</sup>**

LIVING AREA

**200 ac**

LOT SIZE

**1981**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$284K**

\$252K low

\$316K high

Est. Owner Equity

**\$0**

Loan-to-Value

**214%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,165 (2024) |
| Assessed Value        | \$45,600       |
| Previous Assessed     | \$45,600       |
| Assessor Market Value | \$182,400      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Hawkins                 |
| Lot (acres)   | 200.00                  |
| Foundation    | Footing                 |
| Roof          | Composition Shingle     |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Garage        | Carport (Unspecified)   |
| Pool          | No                      |

Deck · 128 ft²

Patio · 328 ft²

## CLIMATE RISK

**74**  
FLOOD

**32**  
WILDFIRE

**86**  
HEAT

**68**  
STORM

**32**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED                | PRICE | \$/FT² | LOAN |
|-------------|-----------|---------------------|-------|--------|------|
| Jan 7, 2003 | Quitclaim | Quit Claim Transfer |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Cherokee High School         | High       | 9–12   | 3.0 mi   |
| Rogersville Middle School    | Middle     | 6–8    | 5.3 mi   |
| Joseph Rogers Primary School | Elementary | PK–2   | 6.9 mi   |

District: Hawkins 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 37857

|                    |                      |                      |                         |                  |                 |
|--------------------|----------------------|----------------------|-------------------------|------------------|-----------------|
| 110<br>CRIME INDEX | 109<br>AIR POLLUTION | 22,899<br>POPULATION | \$52K<br>MEDIAN IN-COME | 57°F<br>AVG TEMP | 53%<br>SUNSHINE |
|--------------------|----------------------|----------------------|-------------------------|------------------|-----------------|

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