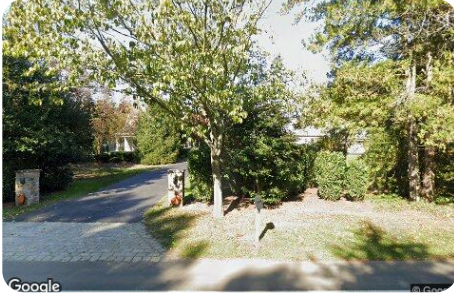


Single Family Residence **RESIDENTIAL**

96 RUMSON RD

RUMSON, NJ 07760

\$4,555,963 TopHap Estimate · \$663 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

4

BATHS

6,874 ft²

LIVING AREA

1.51 ac

LOT SIZE

1959

YEAR BUILT

1

STORIES

11

ROOMS

5

PARKING

VALUATION

\$4.6M

\$4.2M low

\$4.9M high

Est. Owner Equity

\$3,985,963

Loan-to-Value

13%

TAX & ASSESSMENT

Property Tax	\$36,285 (2025)
Assessed Value	\$3,897,100
Previous Assessed	\$3,459,000
Assessor Market Value	\$3,897,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	MONMOUTH
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	Yes

Shed · 300 ft²

Patio · 2,260 ft²

CLIMATE RISK

1
FLOOD

26
WILDFIRE

47
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rumson-Fair Haven Regional High School	High	9–12	0.5 mi
Forrestdale School	Middle	4–8	0.7 mi
Deane-Porter School	Elementary	PK–3	0.7 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	Owner occupied
-----------	-----------------------