

Single Family Residence **RESIDENTIAL**

854 RIVER ROCK BLVD

MURFREESBORO, TN 37128

\$475,865 TopHap Estimate · \$196 / ft² · confidence 97 · as of Jul 14, 2026



2

BATHS

2,432 ft²

LIVING AREA

0.74 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

VALUATION

\$476K

\$464K low

\$488K high

Last Sale

\$327,000 · Apr 21, 2020

Est. Owner Equity

\$165,215

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$2,730 (2025)
Assessed Value	\$95,275
Previous Assessed	\$95,275
Assessor Market Value	\$386,100

PROPERTY FACTS

Property Type	Single Family Residence
County	Rutherford
Construction	Frame (Unspecified)
Foundation	Block (Unspecified)
Roof	Rock / Gravel
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Patio · 144 ft²

Porch · 140 ft²

CLIMATE RISK

1
FLOOD

25
WILDFIRE

90
HEAT

93
STORM

35
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 10, 2020	Resale	Warranty Deed	\$327,000	\$134	\$311K
Apr 10, 2008	Resale	Warranty Deed	\$179,900	\$74	\$171K
May 4, 1993	Resale	Grant Deed	\$102,000	\$42	
Apr 30, 1993	Resale	Grant Deed	\$102,000	\$42	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cason Lane Academy	Elementary	PK–6	0.7 mi
Rockvale High School	High	9–12	4.7 mi
Rockvale Middle School	Middle	6–8	4.9 mi

District: Murfreesboro City Elementary 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 37128

92 CRIME INDEX	120 AIR POLLUTION	71,270 POPULATION	\$93K MEDIAN IN-COME	59°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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