

Single Family Residence **RESIDENTIAL**

34 RIVER RUN

EAST GREENWICH, RI 02818

\$1,177,508 TopHap Estimate · \$305 / ft² · confidence 95 · as of Jul 14, 2026



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BEDS

3.5

BATHS

3,861 ft²

LIVING AREA

2 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.2M high

Last Sale

\$595,000 · Jun 16, 2017

Est. Owner Equity

\$763,208

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$13,124 (2025)
Assessed Value	\$842,900
Assessor Market Value	\$1,052,505

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	KENT
Lot (acres)	2.00
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 16, 2017	Resale	Warranty Deed	\$595,000	\$154	
Jan 31, 2014	Resale	Warranty Deed	\$580,000	\$150	\$417K
Jan 7, 2008	Resale	Warranty Deed	\$547,500	\$142	\$548K
Jun 30, 1999	Resale	Grant Deed	\$365,000	\$95	\$292K
Dec 28, 1998	Financing	Mortgage			\$196K
Jan 10, 1991	Financing	Mortgage			\$187K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Frenchtown School	Elementary	KG–2	1.1 mi
East Greenwich High School	High	9–12	1.9 mi
Archie R. Cole Middle School	Middle	6–8	3.1 mi

District: East Greenwich School District



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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 02818

56 CRIME INDEX	111 AIR POLLUTION	20,899 POPULATION	\$128K MEDIAN IN-COME	50°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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