

Single Family Residence **RESIDENTIAL**

# 1025 RIVERSIDE DR

SOUTH BEND, IN 46616

**\$291,213** TopHap Estimate · \$190 / ft<sup>2</sup> · confidence 84 · as of Jul 14, 2026



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**3**

BEDS

**2**

BATHS

**1,530 ft<sup>2</sup>**

LIVING AREA

**3,964 ft<sup>2</sup>**

LOT SIZE

**1912**

YEAR BUILT

**2**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$291K**

**\$246K low**

**\$336K high**

Last Sale

**\$273,000 · Jul 16, 2025**

Est. Owner Equity

**\$291,213**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,945 (2024) |
| Assessed Value        | \$245,500      |
| Previous Assessed     | \$246,000      |
| Assessor Market Value | \$245,500      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | St. Joseph                            |
| Lot (acres)   | 0.09                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Mat/Raft Foundation (Slab)            |
| Roof          | Asphalt                               |
| Heating       | Central                               |
| Cooling       | Central                               |
| Garage        | Garage, Detached                      |

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|-------------|-----------|---------------|-----------|--------------------|--------|
| Jul 8, 2025 | Resale    | Warranty Deed | \$273,000 | \$178              |        |
| Nov 2, 2007 | Financing | Warranty Deed |           |                    | \$125K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Muessel Elementary School    | Elementary | PK–5   | 0.5 mi   |
| Jefferson Traditional School | Middle     | 6–8    | 1.8 mi   |
| Adams High School            | High       | 9–12   | 2.4 mi   |

District: South Bend Community School Corporation



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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 46616

|                           |                            |                            |                                |                         |                        |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>117</b><br>CRIME INDEX | <b>92</b><br>AIR POLLUTION | <b>6,453</b><br>POPULATION | <b>\$50K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>60%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|