

Single Family Residence **RESIDENTIAL**

2390 HOLSTON RIVER DR

RUTLEDGE, TN 37861

\$515,951 TopHap Estimate · \$244 / ft² · confidence 88 · as of Jul 14, 2026



5

BATHS

2,116 ft²

LIVING AREA

2.8 ac

LOT SIZE

2016

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$516K

\$455K low

\$577K high

Last Sale

\$75,000 · May 21, 2012

Est. Owner Equity

\$207,160

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$2,381 (2025)
Assessed Value	\$101,325
Previous Assessed	\$101,325
Assessor Market Value	\$405,300

PROPERTY FACTS

Property Type	Single Family Residence
County	Grainger
Lot (acres)	2.80
Foundation	Footing
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Garage	Garage, Finished
Pool	No

Porch · 384 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 7, 2015	Non-arms-length	Warranty Deed	\$75,000	\$35	
May 18, 2012	Resale	Warranty Deed	\$75,000	\$35	
Jul 25, 2006	Resale	Warranty Deed	\$78,000	\$37	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Joppa Elementary School	Elementary	PK–6	5.7 mi
Grainger Academy	High	9–12	8.3 mi
Rutledge Middle School	Middle	7–8	8.4 mi

District: Grainger 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 37861

120 CRIME INDEX	114 AIR POLLUTION	9,741 POPULATION	\$51K MEDIAN IN-COME	57°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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