

Single Family Residence

RESIDENTIAL

7 E RIVER RD

RUMSON, NJ 07760

\$3,285,786 TopHap Estimate · \$1,024 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

3,208 ft²

LIVING AREA

0.4 ac

LOT SIZE

2013

YEAR BUILT

1

STORIES

9

ROOMS

2

PARKING

VALUATION

\$3.3M

\$3.1M low

\$3.4M high

Last Sale

\$1,650,000 · Feb 7, 2018

Est. Owner Equity

\$1,939,786

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$24,033 (2025)
Assessed Value	\$2,637,600
Previous Assessed	\$2,291,000
Assessor Market Value	\$2,637,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	MONMOUTH
Lot (acres)	0.40
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

Patio · 252 ft²

CLIMATE RISK

89 FLOOD	24 WILDFIRE	47 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 12, 2018	Resale	Grant Deed	\$1,650,000	\$514	\$1.4M
Jun 10, 2011	Resale	Grant Deed	\$1,200,000	\$374	\$960K
Aug 24, 2010	Resale	Grant Deed	\$540,000	\$168	\$815K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Deane-Porter School	Elementary	PK–3	0.4 mi
Forrestdale School	Middle	4–8	0.4 mi
Rumson-Fair Haven Regional High School	High	9–12	0.6 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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