

Townhouse **RESIDENTIAL**

7857 RIVER ROCK WAY

COLUMBIA, MD 21044

\$710,988 TopHap Estimate · \$231 / ft² · confidence 89 · as of Jul 14, 2026



3

BATHS

3,072 ft²

LIVING AREA

1,600 ft²

LOT SIZE

2015

YEAR BUILT

3

STORIES

1

PARKING

VALUATION

\$711K

\$630K low

\$792K high

Last Sale

\$653,721 · Aug 14, 2024

Est. Owner Equity

\$206,751

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$9,317 (2025)
Assessed Value	\$618,500
Previous Assessed	\$586,233
Assessor Market Value	\$618,500

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	HOWARD
Lot (acres)	0.04
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Cooling	Yes
Garage	Garage, Built-in
Pool	No

Deck · 310 ft²

CLIMATE RISK

10
FLOOD

16
WILDFIRE

76
HEAT

82
STORM

52
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 22, 2024	Resale	Deed	\$653,721	\$213	\$523K
Apr 21, 2015	Resale	Grant Deed	\$485,412	\$158	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Atholton High School	High	9–12	0.6 mi
Clemens Crossing Elementary School	Elementary	KG–5	1.2 mi
Wilde Lake Middle School	Middle	6–8	2.3 mi

District: Howard County Public Schools

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 21044

123 CRIME INDEX	86 AIR POLLUTION	44,507 POPULATION	\$126K MEDIAN IN-COME	54°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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