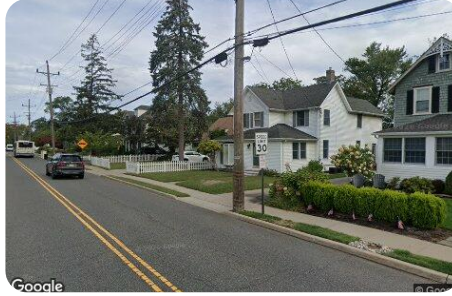


Single Family Residence **RESIDENTIAL**

160 E RIVER RD

RUMSON, NJ 07760

\$1,509,682 TopHap Estimate · \$657 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,299 ft²

LIVING AREA

0.22 ac

LOT SIZE

1902

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$1.5M

\$1.3M low

\$1.7M high

Last Sale

\$1,308,000 · Jul 1, 2024

Est. Owner Equity

\$1,134,682

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$13,244 (2025)
Assessed Value	\$1,403,200
Previous Assessed	\$1,262,500
Assessor Market Value	\$1,403,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	MONMOUTH
Lot (acres)	0.22
Construction	Frame (Unspecified)
Heating	Hot Water
Fireplace	Yes
Pool	No

Deck · 90 ft²

Shed · 609 ft²

Patio · 192 ft²

CLIMATE RISK

1 FLOOD	26 WILDFIRE	47 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 10, 2024	Resale	Deed	\$1,308,000	\$569	\$375K
Oct 5, 2021	Financing	Intrafamily Transfer			\$635K
Nov 6, 2019	Quitclaim	Quit Claim Transfer			
Jun 17, 2019	Resale	Grant Deed	\$790,000	\$344	\$625K
Jun 1, 2017	Resale	Grant Deed	\$645,000	\$281	\$424K
Dec 20, 2011	Resale	Grant Deed	\$650,000	\$283	\$525K
May 9, 2007	Non-arms-length	Grant Deed	\$120,000	\$52	\$450K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rumson-Fair Haven Regional High School	High	9–12	0.2 mi
Forrestdale School	Middle	4–8	0.3 mi
Deane-Porter School	Elementary	PK–3	0.4 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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