

Townhouse **RESIDENTIAL**

13 RIVER RIDGE CT

BEACON, NY 12508

\$506,137 TopHap Estimate · \$351 / ft² · confidence 90 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,440 ft²
LIVING AREA

1,742 ft²
LOT SIZE

2019
YEAR BUILT

2
STORIES

VALUATION

\$506K

\$457K low

\$556K high

Last Sale

\$287,402 · Sep 28, 2021

Est. Owner Equity

\$218,735

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$6,674 (2025)
Assessed Value	\$414,400
Previous Assessed	\$414,400
Assessor Market Value	\$414,400

PROPERTY FACTS

Property Type	Townhouse
County	Dutchess
Lot (acres)	0.04
Heating	Central
Cooling	Central

Porch · 72 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 22, 2021	Resale	Deed	\$287,500	\$200	\$287K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
South Avenue School	Elementary	PK–5	0.2 mi
Rombout Middle School	Middle	6–8	1.0 mi
Beacon High School	High	9–12	1.0 mi

District: Beacon City 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 12508

102 CRIME INDEX	93 AIR POLLUTION	18,485 POPULATION	\$91K MEDIAN IN-COME	50°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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