

Single Family Residence **RESIDENTIAL**

16 ROLLING RIVER DR

BLUFFTON, SC 29910

\$700,290 TopHap Estimate · \$284 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

4

BATHS

2,466 ft²

LIVING AREA

0.3 ac

LOT SIZE

2008

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$700K

\$656K low

\$744K high

Last Sale

\$625,000 · Sep 11, 2023

Est. Owner Equity

\$700,290

TAX & ASSESSMENT

Property Tax	\$3,768 (2025)
Assessed Value	\$25,000
Previous Assessed	\$25,000
Assessor Market Value	\$625,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Beaufort
Lot (acres)	0.30
Construction	Wood (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Patio · 80 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 25, 2024	Financing	Intrafamily Transfer			
Sep 2, 2023	Resale	Warranty Deed	\$625,000	\$253	
Feb 19, 2019	Resale	Warranty Deed	\$390,000	\$158	\$310K
May 19, 2010	Quitclaim	Quit Claim Transfer			
Dec 16, 2008	Resale	Warranty Deed	\$271,990	\$110	\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
May River High School	High	9–12	1.3 mi
Pritchardville Elementary School	Elementary	PK–5	1.5 mi
H. E. McCracken Middle School	Middle	6–8	5.4 mi

District: Beaufort 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 29910

58 CRIME INDEX	82 AIR POLLUTION	53,449 POPULATION	\$92K MEDIAN IN-COME	66°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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