

Single Family Residence **RESIDENTIAL**

# 112 RIVER FALLS DR

DUNCAN, SC 29334

**\$540,676** TopHap Estimate · \$182 / ft<sup>2</sup> · confidence 88 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,972 ft<sup>2</sup>**

LIVING AREA

**0.59 ac**

LOT SIZE

**1992**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$541K**

\$477K low

\$604K high

Last Sale

**\$279,000 · Apr 1, 2004**

Est. Owner Equity

**\$540,676**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,150 (2025) |
| Assessed Value        | \$16,657       |
| Previous Assessed     | \$16,657       |
| Assessor Market Value | \$512,400      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Cape Cod                |
| County        | SPARTANBURG             |
| Lot (acres)   | 0.59                    |
| Construction  | Brick                   |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Porch · 564 ft²

## TRANSACTION HISTORY

| DATE        | TYPE            | DEED                 | PRICE     | \$/FT² | LOAN |
|-------------|-----------------|----------------------|-----------|--------|------|
| Jul 6, 2023 | Financing       | Intrafamily Transfer |           |        |      |
| Mar 1, 2004 | Non-arms-length | Grant Deed           | \$279,000 | \$94   |      |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| River Ridge Elementary School | Elementary | PK–5   | 0.5 mi   |
| Florence Chapel Middle School | Middle     | 6–8    | 0.7 mi   |
| James F. Byrnes High School   | High       | 10–12  | 4.2 mi   |

District: Spartanburg School District 5

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 29334

|                                      |                                        |                                         |                                            |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>76</div> <div>CRIME INDEX</div> | <div>90</div> <div>AIR POLLUTION</div> | <div>19,802</div> <div>POPULATION</div> | <div>\$81K</div> <div>MEDIAN IN-COME</div> | <div>60°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

Index values: 100 = US average; lower is better.

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|