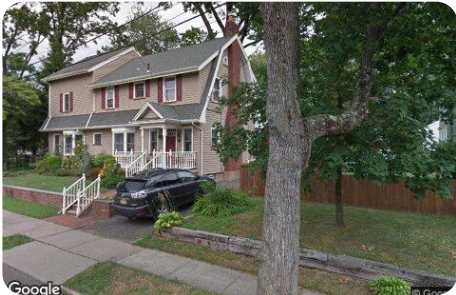


Residential (General/Single) RESIDENTIAL

46 RIVERVIEW AVE  
RUTHERFORD, NJ 07070



1,149 ft<sup>2</sup>  
LIVING AREA

0.11 ac  
LOT SIZE

1923  
YEAR BUILT

2  
STORIES

TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$11,040 (2025) |
| Assessed Value        | \$345,000       |
| Previous Assessed     | \$345,000       |
| Assessor Market Value | \$345,000       |

PROPERTY FACTS

|               |                              |
|---------------|------------------------------|
| Property Type | Residential (General/Single) |
| County        | BERGEN                       |
| Lot (acres)   | 0.11                         |
| Construction  | Frame (Unspecified)          |
| Pool          | No                           |

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|------------|-----------|--------------------|--------|
| May 13, 2004 | Resale | Grant Deed | \$340,000 | \$296              | \$272K |

## NEIGHBORHOOD · ZIP 07070

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>88</b><br>CRIME INDEX | <b>113</b><br>AIR POLLUTION | <b>19,104</b><br>POPULATION | <b>\$122K</b><br>MEDIAN IN-COME | <b>53°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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