

Single Family Residence

RESIDENTIAL

40 RIVIERA DR

ROGERS, AR 72756

\$1,235,453 TopHap Estimate · \$510 / ft² · confidence 70 · as of Jul 14, 2026



4

BATHS

2,422 ft²

LIVING AREA

1.08 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$1.2M

\$862K low

\$1.6M high

Last Sale

\$396,000 · Jun 6, 2005

Est. Owner Equity

\$1,235,453

TAX & ASSESSMENT

Property Tax	\$5,520 (2025)
Assessed Value	\$103,703
Previous Assessed	\$103,703
Assessor Market Value	\$518,515

PROPERTY FACTS

Property Type	Single Family Residence
County	Benton
Lot (acres)	1.08
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Closed Piers
Roof	Fiberglass
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Deck · 300 ft²

Patio · 468 ft²

Porch · 325 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 31, 2005	Resale	Warranty Deed	\$396,000	\$164	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Eastside Elementary School	Elementary	KG–5	7.1 mi
Rogers Heritage High School	High	9–12	7.7 mi
Greer Lingle Middle School	Middle	6–8	8.2 mi

District: Rogers Public Schools

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 72756

112 CRIME INDEX	124 AIR POLLUTION	49,498 POPULATION	\$73K MEDIAN IN-COME	58°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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