

Duplex (2 Units, Any Combination) **RESIDENTIAL**

1202 RIVERSIDE DR

NASHVILLE, TN 37206

4

BEDS

2

BATHS

2,182 ft²

LIVING AREA

0.2 ac

LOT SIZE

1932

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

Last Sale

\$719,000 · May 8, 2023

TAX & ASSESSMENT

Property Tax	\$4,756 (2025)
Assessed Value	\$169,025
Previous Assessed	\$115,975
Assessor Market Value	\$676,100

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	Davidson
Lot (acres)	0.20
Heating	Central
Cooling	Central
Fireplace	Yes

Pool

No

Deck · 345 ft²

Shed · 152 ft²

Patio · 345 ft²

Porch · 320 ft²

CLIMATE RISK

1

FLOOD

10

WILDFIRE

92

HEAT

83

STORM

16

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 5, 2023	Resale	Warranty Deed	\$719,000	\$330	\$706K
Jul 1, 2022	Resale	Warranty Deed	\$679,000	\$311	\$645K
Mar 20, 2019	Resale	Warranty Deed	\$459,868	\$211	\$437K
Dec 14, 2016	Resale	Warranty Deed	\$345,000	\$158	\$311K
Aug 3, 2015	Resale	Warranty Deed	\$229,000	\$105	\$218K
Jul 1, 2015	Resale	Warranty Deed	\$239,000	\$110	
Sep 17, 2010	Resale	Warranty Deed	\$170,000	\$78	\$168K
Feb 1, 2000	Resale	Grant Deed	\$125,000	\$57	\$112K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rosebank Elementary School	Elementary	KG–5	0.6 mi
Stratford STEM Magnet School	Middle	6–12	0.8 mi

District: Nashville-Davidson 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 37206

131 CRIME INDEX	101 AIR POLLUTION	26,356 POPULATION	\$89K MEDIAN IN-COME	59°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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