

Single Family Residence **RESIDENTIAL**

9100 JAMES RIVERWATCH DR

RICHMOND, VA 23235

\$2,510,629 TopHap Estimate · \$438 / ft² · confidence 53 · as of Jul 14, 2026



4

BEDS

5

BATHS

5,731 ft²

LIVING AREA

2.04 ac

LOT SIZE

2014

YEAR BUILT

3

STORIES

14

ROOMS

2

PARKING

VALUATION

\$2.5M

\$1.3M low

\$3.7M high

Last Sale

\$450,000 · Dec 17, 2010

Est. Owner Equity

\$510,629

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$24,900 (2025)
Assessed Value	\$2,161,000
Previous Assessed	\$2,075,000
Assessor Market Value	\$2,161,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Richmond City
Lot (acres)	2.04
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes

Porch · 808 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 14, 2010	Resale	Grant Deed	\$450,000	\$79	
Dec 17, 2008	Resale	Grant Deed	\$475,000	\$83	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
J.B. Fisher Elementary School	Elementary	PK–5	1.4 mi
Huguenot High School	High	9–12	1.9 mi
Lucille M. Brown Middle School	Middle	6–8	3.4 mi

District: Richmond City 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 23235

88 CRIME INDEX	98 AIR POLLUTION	35,853 POPULATION	\$92K MEDIAN IN-COME	57°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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