

Single Family Residence

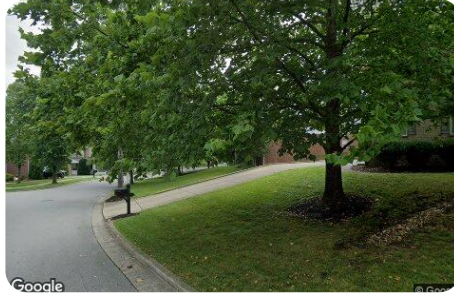
RESIDENTIAL

6416 RIVERPLACE DR

NASHVILLE, TN 37221

\$800,218

TopHap Estimate · \$203 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,947 ft²

LIVING AREA

0.29 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$800K

\$765K low

\$836K high

Last Sale

\$426,000 · Jul 22, 2016

Est. Owner Equity

\$280,518

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$5,477 (2025)
Assessed Value	\$196,875
Previous Assessed	\$134,600
Assessor Market Value	\$787,500

PROPERTY FACTS

Property Type	Single Family Residence
County	Davidson
Lot (acres)	0.29
Foundation	Raised (Unspecified)
Heating	None
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 236 ft²

Porch · 184 ft²

CLIMATE RISK

1

FLOOD

19

WILDFIRE

88

HEAT

86

STORM

29

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 20, 2016	Resale	Warranty Deed	\$426,000	\$108	\$405K
Dec 21, 2009	Resale	Warranty Deed	\$365,000	\$92	\$329K
May 19, 2006	Resale	Warranty Deed	\$383,000	\$97	\$80K
Sep 24, 2003	Resale	Grant Deed	\$319,900	\$81	\$256K
Nov 16, 2001	Resale	Grant Deed	\$315,600	\$80	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James Lawson High School	High	9–12	3.0 mi
Gower Elementary School	Elementary	KG–5	5.0 mi
H. G. Hill Middle School	Middle	6–8	8.0 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 37221

58 CRIME INDEX	107 AIR POLLUTION	42,720 POPULATION	\$100K MEDIAN IN-COME	58°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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