

Duplex (2 Units, Any Combination)

RESIDENTIAL

52 LYON ST

FALL RIVER, MA 02721



6

BEDS

4

BATHS

2,052 ft²

LIVING AREA

3,746 ft²

LOT SIZE

1900

YEAR BUILT

3

STORIES

10

ROOMS

VALUATION

Last Sale

\$110,000 · Feb 7, 2018

TAX & ASSESSMENT

Property Tax	\$4,636 (2025)
Assessed Value	\$404,900
Previous Assessed	\$369,600

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Two Family
County	Bristol
Lot (acres)	0.09
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 12, 2019	Quitclaim	Quit Claim Transfer	\$240,000	\$117	\$236K
Feb 7, 2018	Resale	Quit Claim Transfer	\$110,000	\$54	
Oct 26, 2009	Recorded document	Grant Deed	\$1	\$0	
Feb 21, 2008	Non-arms-length	One Of Committee, Strict Fore-closure, Sheriff, Or Redemption Deeds	\$215,212	\$105	
May 25, 2006	Resale	Deed	\$245,500	\$120	\$196K
Jun 2, 2005	Financing	Mortgage			\$216K
Sep 17, 2004	Resale	Grant Deed	\$213,000	\$104	\$170K
Aug 8, 2003	Resale	Grant Deed	\$149,000	\$73	\$119K
Jul 18, 2003	Resale	Grant Deed	\$117,000	\$57	\$95K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Henry Lord Community School	Elementary	KG–8	1.5 mi
B.M.C. Durfee High School	High	9–12	2.0 mi

District: Fall River 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 02721

129 CRIME INDEX	96 AIR POLLUTION	28,059 POPULATION	\$57K MEDIAN IN-COME	50°F AVG TEMP	52% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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