

Triplex (3 Units, Any Combination)

RESIDENTIAL

52 HUARD ST

FALL RIVER, MA 02721



9

BEDS

3

BATHS

4,086 ft²

LIVING AREA

0.11 ac

LOT SIZE

1900

YEAR BUILT

3

STORIES

18

ROOMS

VALUATION

Last Sale

\$135,000 · Mar 14, 2018

TAX & ASSESSMENT

Property Tax	\$6,302 (2025)
Assessed Value	\$550,400
Previous Assessed	\$524,600

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
Style	Two Family
County	Bristol
Lot (acres)	0.12
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Steam
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 1, 2018	Non-arms-length	Foreclosure	\$135,000	\$33	
Nov 30, 2010	Financing	Mortgage			\$324K
Dec 21, 2005	Resale	Grant Deed	\$345,000	\$84	\$341K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Alfred Letourneau Elementary School	Elementary	KG–5	0.7 mi
Edmond P. Talbot Middle School	Middle	6–8	1.6 mi
B.M.C. Durfee High School	High	9–12	2.4 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	Absentee owner
-----------	-----------------------