

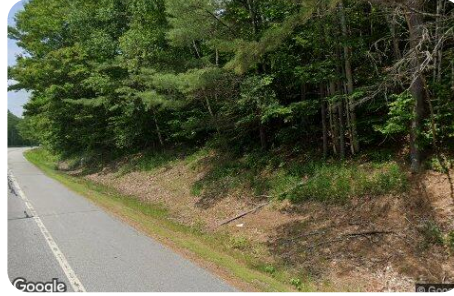
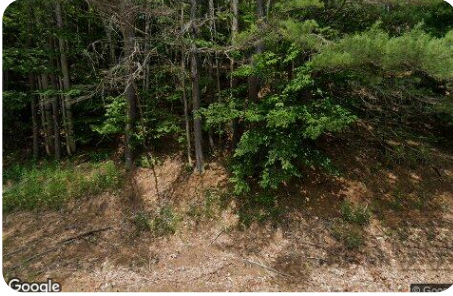
Single Family Residence

RESIDENTIAL

1306 ROUTE 2

RUMFORD, ME 04276

\$275,082 TopHap Estimate · \$220 / ft² · confidence 80 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,248 ft²

LIVING AREA

7.11 ac

LOT SIZE

1960

YEAR BUILT

VALUATION

\$275K

\$221K low

\$329K high

Last Sale

\$250,000 · Aug 30, 2024

Est. Owner Equity

\$16,982

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$3,291 (2025)
Assessed Value	\$175,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	OXFORD
Lot (acres)	7.11
Garage	Carport (Unspecified)
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 6, 2025	Financing	Warranty Deed			
Aug 28, 2024	Resale	Quit Claim Arm'S Length For Ne States	\$250,000	\$200	\$250K
Sep 30, 2010	Financing	Grant Deed			\$68K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rumford Elementary School	Elementary	PK–5	4.0 mi
Mountain Valley High School	High	9–12	4.4 mi
Mountain Valley Middle School	Middle	5–8	5.0 mi

District: Regional School Unit 10

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 04276

133 CRIME INDEX	86 AIR POLLUTION	5,976 POPULATION	\$42K MEDIAN IN-COME	42°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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