

Triplex (3 Units, Any Combination)

RESIDENTIAL

189 RIVER ST

HAVERHILL, MA 01832



6

BEDS

3

BATHS

3,074 ft²

LIVING AREA

0.14 ac

LOT SIZE

1900

YEAR BUILT

3

STORIES

15

ROOMS

VALUATION

Last Sale

\$475,000 · Sep 27, 2021

TAX & ASSESSMENT

Property Tax	\$6,785 (2025)
Assessed Value	\$633,500
Previous Assessed	\$633,500

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
Style	Two Family
County	Essex
Lot (acres)	0.14
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Pool	No

CLIMATE RISK

35 FLOOD	10 WILDFIRE	56 HEAT	80 STORM	25 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 26, 2022	Quitclaim	Quit Claim Transfer			
Sep 27, 2021	Resale	Fiduciary Deed	\$475,000	\$155	\$451K
Nov 26, 2002	Financing	Mortgage			\$272K
Apr 30, 2002	Resale	Grant Deed	\$274,200	\$89	\$270K
May 26, 1999	Financing	Mortgage			\$90K
Sep 30, 1994	Financing	Mortgage			\$69K
May 22, 1990	Financing	Mortgage			\$20K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Consentino Middle School	Middle	5–8	0.6 mi
Haverhill High School	High	9–12	1.5 mi
Bartlett School	Elementary	KG–2	2.0 mi

District: Haverhill 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 01832

105 CRIME INDEX	95 AIR POLLUTION	25,371 POPULATION	\$83K MEDIAN IN-COME	48°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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