

Single Family Residence

RESIDENTIAL

25 RIVER DR

TOMS RIVER, NJ 08753

\$505,947 TopHap Estimate · \$259 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,952 ft²

LIVING AREA

0.12 ac

LOT SIZE

1940

YEAR BUILT

2

STORIES

VALUATION

\$506K

\$462K low

\$550K high

Last Sale

\$310,000 · Sep 22, 2020

Est. Owner Equity

\$201,562

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$6,425 (2025)
Assessed Value	\$328,800
Previous Assessed	\$328,800
Assessor Market Value	\$328,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	OCEAN
Lot (acres)	0.12
Construction	Frame (Unspecified)
Roof	Asbestos
Heating	Baseboard
Pool	No

CLIMATE RISK

75 FLOOD	21 WILDFIRE	62 HEAT	80 STORM	31 DROUGHT
--------------------	-----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 6, 2020	Resale	Deed	\$310,000	\$159	\$304K
Oct 5, 2007	Resale	Grant Deed	\$317,500	\$163	\$254K
Mar 31, 2003	Resale	Grant Deed	\$257,950	\$132	\$254K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Washington Street Elementary School	Elementary	KG–5	0.9 mi
Toms River High School South	High	9–12	2.1 mi
Toms River Intermediate School South	Middle	6–8	3.5 mi

District: Toms River Regional 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 08753

74 CRIME INDEX	112 AIR POLLUTION	66,911 POPULATION	\$102K MEDIAN IN-COME	53°F AVG TEMP	56% SUNSHINE
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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