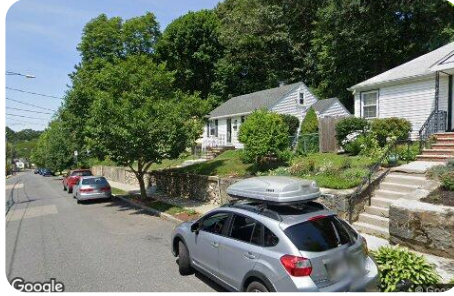


Single Family Residence **RESIDENTIAL**

113 DEFOREST ST

ROSLINDALE, MA 02131

\$538,291 TopHap Estimate · \$645 / ft² · confidence 94 · as of Jun 25, 2026



2

BEDS

1

BATHS

835 ft²

LIVING AREA

0.18 ac

LOT SIZE

1941

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$538K

\$507K low

\$569K high

Last Sale

\$500,000 · Aug 3, 2020

Est. Owner Equity

\$163,291

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$5,650 (2025)
Assessed Value	\$487,900
Assessor Market Value	\$573,230

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	SUFFOLK
Lot (acres)	0.18
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 22, 2020	Resale	Quit Claim Arm'S Length For Ne States	\$500,000	\$599	\$375K
Apr 8, 2013	Financing	Mortgage			\$209K
Aug 31, 2004	Financing	Mortgage			\$60K
Oct 6, 2003	Financing	Mortgage			\$204K
Feb 12, 2003	Financing	Grant Deed			\$204K
Feb 12, 2003	Financing	Mortgage			\$26K
Sep 4, 2001	Financing	Mortgage			\$33K
Sep 4, 2001	Resale	Grant Deed	\$219,000	\$262	\$175K
Apr 27, 2001	Financing	Mortgage			\$125K
Aug 27, 1998	Financing	Mortgage			\$30K
Jul 21, 1997	Financing	Mortgage			\$23K
Jun 4, 1996	Financing	Mortgage			\$12K
May 16, 1995	Resale	Grant Deed	\$95,000	\$114	\$76K
Jan 25, 1995	Non-arms-length	Grant Deed	\$15,000	\$18	\$40K
Jan 25, 1995	Resale	Grant Deed	\$13,333	\$16	
Jan 25, 1995	Non-arms-length	Grant Deed	\$1,666	\$2	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
George H. Conley Elementary School	Elementary	PK–5	0.4 mi
Another Course To College	High	9–12	0.7 mi
Washington Irving Middle School	Middle	6–8	1.0 mi

District: Boston 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 02131

70 CRIME INDEX	105 AIR POLLUTION	29,422 POPULATION	\$105K MEDIAN IN-COME	50°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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