

Single Family Residence **RESIDENTIAL**

60 DUNCAN ST

FALL RIVER, MA 02721

\$396,393 TopHap Estimate · \$234 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,696 ft²

LIVING AREA

0.2 ac

LOT SIZE

1976

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$396K

\$366K low

\$427K high

Last Sale

\$125,000 · Jun 15, 2000

Est. Owner Equity

\$276,393

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$3,819 (2025)
Assessed Value	\$333,500
Assessor Market Value	\$382,755

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	BRISTOL
Lot (acres)	0.20
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Steam
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 17, 2000	Financing	Mortgage			\$20K
Jun 15, 2000	Resale	Grant Deed	\$125,000	\$74	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Alfred Letourneau Elementary School	Elementary	KG–5	0.7 mi
Matthew J. Kuss Middle School	Middle	6–8	1.4 mi
B.M.C. Durfee High School	High	9–12	2.6 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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