

Townhouse

RESIDENTIAL

44 MICHAEL ROBERTS CT

PEARL RIVER, NY 10965

\$1,098,299 TopHap Estimate · \$497 / ft² · confidence 95 · as of Jul 14, 2026



2

BEDS

3

BATHS

2,210 ft²

LIVING AREA

0.25 ac

LOT SIZE

2013

YEAR BUILT

2

STORIES

VALUATION

\$1.1M

\$1M low

\$1.2M high

Last Sale

\$1,039,500 · Jul 18, 2025

Est. Owner Equity

\$1,098,299

TAX & ASSESSMENT

Assessed Value	\$240,000
Previous Assessed	\$240,000
Assessor Market Value	\$752,587

PROPERTY FACTS

Property Type	Townhouse
County	Rockland
Lot (acres)	0.25
Heating	Hot Water
Cooling	Central

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 9, 2025	Resale	Bargain And Sale Deed	\$1,039,500	\$470	
Dec 13, 2024	Financing	Intrafamily Transfer			
Sep 1, 2010	Financing	Mortgage			\$3.7M
Sep 1, 2010	Financing	Mortgage			\$3M
Sep 1, 2010	Financing	Mortgage			\$4.2M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pearl River Middle School	Middle	5–7	0.2 mi
Pearl River High School	High	8–12	0.9 mi
Franklin Avenue School	Elementary	KG–4	1.0 mi

District: Pearl River Union Free 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 10965

71 CRIME INDEX	112 AIR POLLUTION	15,807 POPULATION	\$140K MEDIAN IN-COME	52°F AVG TEMP	52% SUNSHINE
-------------------	----------------------	----------------------	--------------------------	------------------	-----------------

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

OWNERSHIP

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