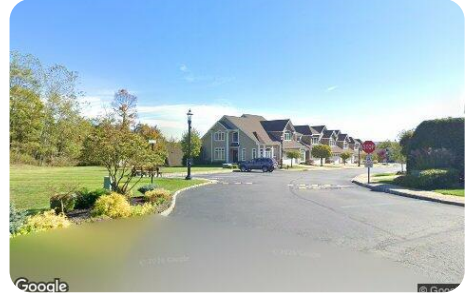


Townhouse **RESIDENTIAL**

# 56 MICHAEL ROBERTS CT

PEARL RIVER, NY 10965

**\$1,084,401** TopHap Estimate · \$419 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**3**

BEDS

**3**

BATHS

**2,589 ft<sup>2</sup>**

LIVING AREA

**0.25 ac**

LOT SIZE

**2008**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$1.1M**

\$983K low

\$1.2M high

Est. Owner Equity

**\$584,401**

Loan-to-Value

**48%**

## TAX & ASSESSMENT

|                       |           |
|-----------------------|-----------|
| Assessed Value        | \$260,000 |
| Previous Assessed     | \$260,000 |
| Assessor Market Value | \$815,303 |

## PROPERTY FACTS

|               |                  |
|---------------|------------------|
| Property Type | Townhouse        |
| County        | Rockland         |
| Lot (acres)   | 0.25             |
| Heating       | Hot Water        |
| Cooling       | Central          |
| Fireplace     | Yes              |
| Garage        | Garage, Attached |

Porch · 216 ft<sup>2</sup>

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|------------|-----------|--------------------|--------|
| Nov 24, 2008 | Resale | Grant Deed | \$754,000 | \$291              | \$500K |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Pearl River Middle School | Middle     | 5–7    | 0.1 mi   |
| Pearl River High School   | High       | 8–12   | 0.8 mi   |
| Franklin Avenue School    | Elementary | KG–4   | 0.9 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

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

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|