

Single Family Residence

RESIDENTIAL

13 RIVER DR

TOMS RIVER, NJ 08753

\$402,318

TopHap Estimate · \$323 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,244 ft²

LIVING AREA

3,402 ft²

LOT SIZE

1947

YEAR BUILT

2

STORIES

VALUATION

\$402K

\$374K low

\$431K high

Last Sale

\$270,000 · Mar 21, 2006

Est. Owner Equity

\$159,318

Loan-to-Value

62%

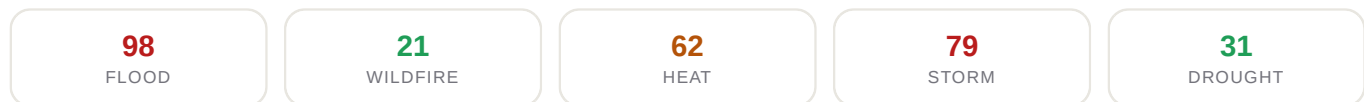
TAX & ASSESSMENT

Property Tax	\$4,635 (2025)
Assessed Value	\$237,200
Previous Assessed	\$237,200
Assessor Market Value	\$237,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	OCEAN
Lot (acres)	0.08
Construction	Frame (Unspecified)
Roof	Asbestos
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 8, 2006	Financing	Grant Deed			\$216K
Mar 21, 2006	Resale	Grant Deed	\$270,000	\$217	
Dec 14, 2004	Foreclosure sale	Trustees Deed	\$157,200	\$126	

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

OWNERSHIP

Occupancy	Owner occupied
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