

Residential (General/Single)

**RESIDENTIAL**

# 201 ROCKLAND AVE

RIVER VALE, NJ 07675

**\$848,000**

TopHap Estimate · \$455 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**1,864 ft<sup>2</sup>**

LIVING AREA

**0.26 ac**

LOT SIZE

**1960**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$848K**

**\$782K low**

**\$914K high**

Last Sale

**\$470,000 · Feb 9, 2018**

Est. Owner Equity

**\$544,000**

Loan-to-Value

**36%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$13,162 (2025) |
| Assessed Value        | \$469,900       |
| Previous Assessed     | \$469,900       |
| Assessor Market Value | \$469,900       |

## PROPERTY FACTS

|               |                              |
|---------------|------------------------------|
| Property Type | Residential (General/Single) |
| Style         | Cape Cod                     |
| County        | BERGEN                       |
| Lot (acres)   | 0.26                         |
| Construction  | Frame (Unspecified)          |
| Pool          | No                           |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|---------------------|-----------|--------------------|------|
| Jan 18, 2018 | Resale    | Deed                | \$470,000 | \$252              |      |
| Oct 1, 2010  | Quitclaim | Quit Claim Transfer |           |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Roberge Elementary School  | Elementary | KG–5   | 0.1 mi   |
| Holdrum Middle School      | Middle     | 6–8    | 0.9 mi   |
| Pascack Valley High School | High       | 9–12   | 1.3 mi   |

District: Pascack Valley 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 07675

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>44</b><br>CRIME INDEX | <b>116</b><br>AIR POLLUTION | <b>27,744</b><br>POPULATION | <b>\$163K</b><br>MEDIAN IN-COME | <b>52°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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