

Condominium

RESIDENTIAL

20 RICE ST

BROOKLINE, MA 02445

\$736,100 TopHap Estimate · \$753 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1

BATHS

978 ft²

LIVING AREA

2,932 ft²

LOT SIZE

1900

YEAR BUILT

1

STORIES

6

ROOMS

1

PARKING

VALUATION

\$736K

\$705K low

\$767K high

Last Sale

\$740,000 · May 14, 2026

Est. Owner Equity

\$736,100

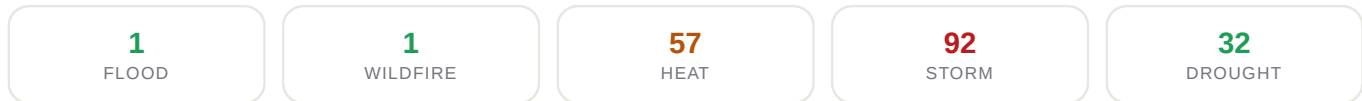
TAX & ASSESSMENT

Property Tax	\$6,746 (2025)
Assessed Value	\$683,500
Assessor Market Value	\$700,435

PROPERTY FACTS

Property Type	Condominium
County	NORFOLK
Construction	Frame (Unspecified)
Roof	Roll Tar & Gravel
Heating	Hot Water
Pool	No

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 8, 2026	Resale	Quit Claim Transfer	\$740,000	\$757	
Jul 19, 2024	Resale	Quit Claim Arm'S Length For Ne States	\$750,000	\$767	\$710K
Jul 31, 2017	Resale	Condominium Deed	\$599,000	\$612	
Jun 23, 2011	Recorded document	Grant Deed	\$1	\$0	
Nov 14, 2005	Financing	Mortgage			\$292K
Sep 28, 2004	Recorded document	Grant Deed	\$1	\$0	
Sep 28, 2004	Financing	Mortgage			\$289K
Jul 23, 2004	Financing	Mortgage			\$200K
Dec 18, 2003	Financing	Mortgage			\$119K
Feb 3, 2003	Financing	Mortgage			\$120K
Sep 8, 1998	Financing	Mortgage			\$127K
May 6, 1997	Resale	Grant Deed	\$159,900	\$163	\$128K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
William H. Lincoln School	Elementary	KG–8	0.3 mi
Brookline High School	High	9–12	0.5 mi

District: Brookline 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 02445

106 CRIME INDEX	108 AIR POLLUTION	24,135 POPULATION	\$145K MEDIAN IN-COME	50°F AVG TEMP	52% SUNSHINE
---------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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