

Single Family Residence **RESIDENTIAL**

23 RIVER ST

NORTHBOROUGH, MA 01532

\$466,609 TopHap Estimate · \$423 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,104 ft²

LIVING AREA

0.4 ac

LOT SIZE

1911

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$467K

\$450K low

\$483K high

Last Sale

\$131,000 · Aug 31, 1998

Est. Owner Equity

\$217,209

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$5,569 (2025)
Assessed Value	\$390,800
Previous Assessed	\$340,400
Assessor Market Value	\$459,040

PROPERTY FACTS

Property Type	Single Family Residence
County	WORCESTER
Lot (acres)	0.40
Construction	Stone
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 8, 2004	Financing	Mortgage			\$196K
Dec 24, 2003	Financing	Mortgage			\$31K
Aug 11, 2003	Financing	Mortgage			\$193K
Dec 31, 2001	Financing	Mortgage			\$127K
Apr 12, 2001	Financing	Mortgage			\$25K
Aug 31, 1998	Resale	Grant Deed	\$131,000	\$119	\$127K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Marion E Zeh	Elementary	KG–5	0.6 mi
Robert E. Melican Middle School	Middle	6–8	1.1 mi
Algonquin Regional High School	High	9–12	1.3 mi

District: Northborough 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 01532

31 CRIME INDEX	100 AIR POLLUTION	16,278 POPULATION	\$158K MEDIAN IN-COME	48°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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