

Single Family Residence **RESIDENTIAL**

44 NORTH ST

THREE RIVERS, MA 01080

\$378,130 TopHap Estimate · \$252 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,500 ft²

LIVING AREA

0.25 ac

LOT SIZE

2008

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$378K

\$363K low

\$394K high

Est. Owner Equity

\$210,130

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$5,587 (2025)
Assessed Value	\$306,500
Previous Assessed	\$263,200
Assessor Market Value	\$431,395

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	HAMPDEN
Lot (acres)	0.25
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 7, 2018	Quitclaim	Quit Claim Transfer			
Jun 25, 2009	Resale	Deed	\$234,500	\$156	\$223K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Old Mill Pond	Elementary	PK–6	1.3 mi
Palmer High School	Middle	7–12	1.4 mi

District: Palmer 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 01080

110 CRIME INDEX	92 AIR POLLUTION	1,880 POPULATION	\$72K 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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