

Triplex (3 Units, Any Combination)

RESIDENTIAL

21 FOREST ST

FALL RIVER, MA 02721



7

BEDS

4

BATHS

4,951 ft²

LIVING AREA

2,871 ft²

LOT SIZE

1891

YEAR BUILT

3

STORIES

16

ROOMS

VALUATION

Last Sale

\$400,000 · Dec 3, 2020

TAX & ASSESSMENT

Property Tax	\$6,799 (2025)
Assessed Value	\$593,800
Previous Assessed	\$565,700

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
Style	Two Family
County	Bristol
Lot (acres)	0.07
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 20, 2020	Resale	Quit Claim Arm'S Length For Ne States	\$400,000	\$81	\$354K
Oct 25, 2004	Financing	Mortgage			\$194K
Mar 26, 2004	Financing	Mortgage			\$9K
Apr 17, 2002	Financing	Mortgage			\$10K
Apr 17, 2002	Financing	Mortgage			\$130K
Nov 6, 1998	Financing	Mortgage			\$25K
Aug 8, 1997	Financing	Mortgage			\$100K
Mar 22, 1996	Financing	Mortgage			\$89K
May 30, 1995	Resale	Grant Deed	\$82,000	\$17	\$78K
Aug 1, 1994	Resale	Grant Deed	\$115,600	\$23	
Sep 9, 1993	Resale	Grant Deed	\$145,000	\$29	\$105K
Jun 23, 1989	Resale	Grant Deed	\$189,000	\$38	\$170K
Apr 14, 1989	Resale	Grant Deed	\$90,000	\$18	\$190K
Dec 14, 1988	Financing	Mortgage			\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Henry Lord Community School	Elementary	KG–8	1.6 mi
B.M.C. Durfee High School	High	9–12	2.1 mi

District: Fall River 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 02721

129 CRIME INDEX	96 AIR POLLUTION	28,059 POPULATION	\$57K MEDIAN IN-COME	50°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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