

Single Family Residence **RESIDENTIAL**

6 RIVERVIEW DR

NORTHFIELD, MA 01360

\$285,921 TopHap Estimate · \$286 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,000 ft²

LIVING AREA

1.15 ac

LOT SIZE

1999

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$286K

\$272K low

\$300K high

Last Sale

\$104,000 · Oct 8, 1999

Est. Owner Equity

\$208,921

Loan-to-Value

26%

TAX & ASSESSMENT

Property Tax	\$3,467 (2025)
Assessed Value	\$250,500
Previous Assessed	\$250,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Franklin
Lot (acres)	1.15
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 30, 2026	Quitclaim	Quit Claim Transfer			
Oct 8, 1999	Resale	Grant Deed	\$104,000	\$104	
Oct 8, 1999	Financing	Grant Deed			\$77K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pioneer Valley Regional School	Middle	7–12	3.2 mi
Northfield Elementary School	Elementary	PK–6	4.4 mi

District: Pioneer Valley 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 01360

86 CRIME INDEX	78 AIR POLLUTION	2,896 POPULATION	\$96K MEDIAN IN-COME	45°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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