

Single Family Residence **RESIDENTIAL**

55 RIVER RUN RD

THORNTON, NH 03285

\$390,460 TopHap Estimate · \$368 / ft² · confidence 95 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,061 ft²
LIVING AREA

1.6 ac
LOT SIZE

1980
YEAR BUILT

2
STORIES

VALUATION

\$390K

\$372K low

\$409K high

Last Sale

\$155,000 · Oct 7, 2016

Est. Owner Equity

\$390,460

TAX & ASSESSMENT

Property Tax	\$3,158 (2025)
Assessed Value	\$269,000
Assessor Market Value	\$331,455

PROPERTY FACTS

Property Type	Single Family Residence
Style	A-Frame
County	GRAFTON
Lot (acres)	1.60
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 14, 2020	Resale	Warranty Deed	\$180,000	\$170	
Oct 5, 2016	Resale	Warranty Deed	\$155,000	\$146	\$159K
Sep 25, 2012	Resale	Warranty Deed	\$118,000	\$111	\$94K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Waterville Valley Elementary School	Elementary	KG–8	1.2 mi
Plymouth Regional High School	High	9–12	16.7 mi

District: Pemi-Baker Regional 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 03285

128 CRIME INDEX	85 AIR POLLUTION	2,766 POPULATION	\$86K MEDIAN IN-COME	42°F AVG TEMP	33% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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