

Single Family Residence **RESIDENTIAL**

106 RIVER ST

CONWAY, NH 03818

\$390,091 TopHap Estimate · \$296 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,320 ft²

LIVING AREA

0.61 ac

LOT SIZE

1960

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$390K

\$349K low

\$431K high

Last Sale

\$149,900 · Sep 30, 2011

Est. Owner Equity

\$315,091

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$3,973 (2025)
Assessed Value	\$320,400
Assessor Market Value	\$369,930

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	CARROLL
Lot (acres)	0.61
Heating	Hot Water
Pool	No

CLIMATE RISK

1 FLOOD	3 WILDFIRE	53 HEAT	98 STORM	16 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 8, 2025	Financing	Fiduciary Deed			\$75K
Sep 30, 2011	Resale	Warranty Deed	\$149,900	\$114	\$120K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kennett Middle School	Middle	7–8	0.7 mi
Kennett High School	High	9–12	1.9 mi
Lakeside Primary School	Elementary	KG–2	2.9 mi

District: Conway 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 03818

109 CRIME INDEX	74 AIR POLLUTION	4,300 POPULATION	\$74K MEDIAN IN-COME	39°F AVG TEMP	33% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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