

Residential (General/Single)

RESIDENTIAL

265 ROCKLAND AVE

RIVER VALE, NJ 07675

\$670,027 TopHap Estimate · \$438 / ft² · confidence 92 · as of Jul 14, 2026



1,530 ft²
LIVING AREA

0.28 ac
LOT SIZE

1957
YEAR BUILT

1
STORIES

VALUATION

\$670K

\$615K low

\$725K high

Last Sale

\$571,000 · Jun 10, 2021

Est. Owner Equity

\$0

Loan-to-Value

103%

TAX & ASSESSMENT

Property Tax	\$12,364 (2025)
Assessed Value	\$441,400
Previous Assessed	\$441,400
Assessor Market Value	\$441,400

PROPERTY FACTS

Property Type	Residential (General/Single)
County	BERGEN
Lot (acres)	0.28
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 28, 2021	Resale	Deed	\$571,000	\$373	\$485K
Apr 1, 2014	Resale	Deed	\$450,000	\$294	\$432K
Nov 3, 2005	Recorded document	Grant Deed	\$10	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roberge Elementary School	Elementary	KG–5	0.4 mi
Holdrum Middle School	Middle	6–8	0.6 mi
Pascack Valley High School	High	9–12	1.1 mi

District: Pascack Valley 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 07675

44 CRIME INDEX	116 AIR POLLUTION	27,744 POPULATION	\$163K MEDIAN IN-COME	52°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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