

Duplex (2 Units, Any Combination) RESIDENTIAL

63 COTTAGE ST
FALL RIVER, MA 02721



4
BEDS

2
BATHS

3,167 ft²
LIVING AREA

3,829 ft²
LOT SIZE

1900
YEAR BUILT

3
STORIES

16
ROOMS

VALUATION

Last Sale \$165,000 · Jun 24, 2002

TAX & ASSESSMENT

Property Tax	\$5,947 (2025)
Assessed Value	\$519,400
Previous Assessed	\$471,600

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Two Family
County	Bristol
Lot (acres)	0.09
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 28, 2015	Quitclaim	Quit Claim Transfer	\$110,000	\$35	
Mar 18, 2015	Non-arms-length	Foreclosure	\$120,435	\$38	
May 31, 2006	Financing	Mortgage			\$223K
Dec 16, 2004	Financing	Mortgage			\$209K
Jul 9, 2003	Financing	Mortgage			\$30K
Jun 26, 2003	Recorded document	Grant Deed	\$1	\$0	
Jun 24, 2002	Financing	Mortgage			\$33K
Jun 24, 2002	Resale	Grant Deed	\$165,000	\$52	\$124K
Jun 24, 2002	Financing	Grant Deed			\$3K
Jul 27, 1998	Financing	Mortgage			\$109K
Jun 2, 1997	Resale	Grant Deed	\$110,000	\$35	\$109K

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	2.0 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	Absentee owner
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