

Duplex (2 Units, Any Combination)

RESIDENTIAL

96 ROSLINDALE AVE

ROSLINDALE, MA 02131



4

BEDS

2

BATHS

3,360 ft²

LIVING AREA

0.12 ac

LOT SIZE

1915

YEAR BUILT

2

STORIES

12

ROOMS

4

PARKING

TAX & ASSESSMENT

Property Tax	\$10,783 (2025)
Assessed Value	\$931,200
Previous Assessed	\$931,200

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Conventional
County	Suffolk
Lot (acres)	0.12

Roof	Asphalt
Heating	Hot Water
Fireplace	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 30, 2024	Quitclaim	Quit Claim Transfer			\$1.4M
Oct 27, 2016	Quitclaim	Quit Claim Transfer	\$585,000	\$174	
Jul 28, 2016	Quitclaim	Quit Claim Transfer	\$95,000	\$28	
Jul 8, 2013	Financing	Grant Deed			\$155K
Jan 23, 2013	Financing	Mortgage			\$240K
Jan 20, 2004	Financing	Mortgage			\$420K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Charles Sumner Elementary School	Elementary	PK-5	0.4 mi
Washington Irving Middle School	Middle	6-8	0.5 mi
Another Course To College	High	9-12	1.6 mi

District: Boston 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 02131

70 CRIME INDEX	105 AIR POLLUTION	29,422 POPULATION	\$105K MEDIAN IN-COME	50°F AVG TEMP	58% SUNSHINE
-------------------	----------------------	----------------------	--------------------------	------------------	-----------------

Index values: 100 = US average; lower is better.