

Single Family Residence **RESIDENTIAL**

34 RIVER ST

WEST NEWTON, MA 02465

\$1,599,915 TopHap Estimate · \$444 / ft² · confidence 98 · as of Jul 14, 2026



4

BEDS

2

BATHS

3,605 ft²

LIVING AREA

0.37 ac

LOT SIZE

1900

YEAR BUILT

3

STORIES

9

ROOMS

VALUATION

\$1.6M

\$1.6M low

\$1.6M high

Est. Owner Equity

\$1,143,915

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$12,173 (2025)
Assessed Value	\$1,242,100
Assessor Market Value	\$1,767,190

PROPERTY FACTS

Property Type	Single Family Residence
County	MIDDLESEX
Lot (acres)	0.37
Construction	Brick
Roof	Asphalt
Heating	Hot Water
Fireplace	Yes
Pool	In-Ground Pool

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 21, 2020	Quitclaim	Quit Claim Transfer			
Jun 17, 2009	Financing	Mortgage			\$250K
May 8, 2003	Financing	Mortgage			\$172K
Mar 19, 2003	Financing	Mortgage			\$100K
Mar 13, 2002	Financing	Mortgage			\$177K
Dec 30, 1997	Financing	Mortgage			\$215K
Aug 14, 1996	Financing	Mortgage			\$220K
Jun 26, 1989	Financing	Mortgage			\$15K
May 1, 1987	Financing	Mortgage			\$30K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Burr Elementary School	Elementary	KG–5	0.7 mi
F. A. Day Middle School	Middle	6–8	0.9 mi
Newton North High School	High	9–12	1.1 mi

District: Newton 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 02465

59 CRIME INDEX	105 AIR POLLUTION	13,311 POPULATION	\$170K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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