

Single Family Residential **RESIDENTIAL**

252 RUMFORD RD

RANGELEY, ME 04970

\$512,137 TopHap Estimate · \$384 / ft² · confidence 79 · as of Jul 14, 2026



2.5

BATHS

1,334 ft²

LIVING AREA

0.2 ac

LOT SIZE

2022

YEAR BUILT

VALUATION

\$512K

\$403K low

\$621K high

Est. Owner Equity

\$312,137

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax	\$5,429 (2025)
Assessed Value	\$446,800
Previous Assessed	\$364,100

PROPERTY FACTS

Property Type	Single Family Residential
Style	Conventional
County	FRANKLIN
Lot (acres)	0.20
Construction	Concrete
Roof	Asphalt
Fireplace	Yes
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 16, 2014	Financing	Grant Deed			\$200K
Feb 25, 2011	Recorded document	Warranty Deed			
Apr 1, 2010	Recorded document	Warranty Deed			
Apr 1, 2010	Financing	Grant Deed			\$150K
Nov 18, 2005	Financing	Mortgage			\$259K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rangeley Lakes Regional School	Elementary	PK–12	5.3 mi

District: Regional School Unit 78

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 04970

155 CRIME INDEX	80 AIR POLLUTION	1,779 POPULATION	\$63K MEDIAN IN-COME	38°F AVG TEMP	50% SUNSHINE
---------------------------------------	--	--	--	-------------------------------------	------------------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	----------------