

Single Family Residence **RESIDENTIAL**

21 RIVER RUN

MASHPEE, MA 02649

\$705,105 TopHap Estimate · \$478 / ft² · confidence 89 · as of Jul 14, 2026



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4

BEDS

2

BATHS

1,476 ft²

LIVING AREA

0.89 ac

LOT SIZE

1988

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$705K

\$629K low

\$782K high

Last Sale

\$670,000 · May 8, 2025

Est. Owner Equity

\$705,105

TAX & ASSESSMENT

Property Tax	\$3,444 (2025)
Assessed Value	\$520,300
Previous Assessed	\$490,100
Assessor Market Value	\$617,405

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	BARNSTABLE
Lot (acres)	0.89
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 1, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$670,000	\$454	
Oct 5, 2022	Resale	Quit Claim Arm'S Length For Ne States	\$375,000	\$254	\$300K
Jun 2, 2003	Financing	Mortgage			\$80K
Dec 16, 1996	Financing	Mortgage			\$88K
Oct 12, 1989	Financing	Mortgage			\$98K
Dec 13, 1988	Resale	Grant Deed	\$121,000	\$82	\$96K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mashpee Middle-High School	Middle	7–12	0.7 mi
Kenneth Coombs School	Elementary	PK–2	1.5 mi

District: Mashpee School District



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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 02649

97 CRIME INDEX	90 AIR POLLUTION	15,617 POPULATION	\$90K MEDIAN IN-COME	50°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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