

Residential Income (General/Multi-Family)

RESIDENTIAL

2151 ROUTE 2
SHELBURNE FALLS, MA 01370



4

BEDS

2

BATHS

1,808 ft²

LIVING AREA

58.9 ac

LOT SIZE

2

STORIES

6

ROOMS

VALUATION

Last Sale

\$270,000 · Apr 3, 2025

TAX & ASSESSMENT

Property Tax	\$5,565 (2025)
Assessed Value	\$304,100
Assessor Market Value	\$265,335

PROPERTY FACTS

Property Type	Residential Income (General/Multi-Family)
County	FRANKLIN
Lot (acres)	58.90
Construction	Stone
Heating	Wood Furnace
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 27, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$270,000	\$149	
Jul 23, 2024	Quitclaim	Quit Claim Transfer			
May 31, 2024	Quitclaim	Quit Claim Transfer			
May 31, 2024	Resale	Quit Claim Arm'S Length For Ne States	\$229,900	\$127	
Feb 1, 2024	Non-arms-length	Foreclosure	\$225,000	\$124	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hawlemont Regional Elementary School	Elementary	PK–6	0.2 mi
Mohawk Trail Regional School	Middle	7–12	6.0 mi

District: Hawlemont 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 01370

130 CRIME INDEX	87 AIR POLLUTION	4,073 POPULATION	\$74K MEDIAN IN-COME	45°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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