

Single Family Residence **RESIDENTIAL**

# 40 RIVERSIDE AVE

HAVERHILL, MA 01830

**\$479,813** TopHap Estimate · \$395 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**2**

BEDS

**1.5**

BATHS

**1,216 ft<sup>2</sup>**

LIVING AREA

**0.13 ac**

LOT SIZE

**1870**

YEAR BUILT

**2**

STORIES

**6**

ROOMS

## VALUATION

**\$480K**

\$457K low

\$503K high

Last Sale

**\$215,000 · Jan 28, 2002**

Est. Owner Equity

**\$284,813**

Loan-to-Value

**38%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,540 (2025) |
| Assessed Value        | \$423,900      |
| Assessor Market Value | \$465,215      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| County        | ESSEX                            |
| Lot (acres)   | 0.13                             |
| Construction  | Frame (Unspecified)              |
| Roof          | Asphalt                          |
| Heating       | Forced Air With Air Conditioning |
| Pool          | No                               |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|------------|-----------|--------------------|--------|
| Oct 28, 2002 | Financing | Mortgage   |           |                    | \$195K |
| May 22, 2002 | Financing | Mortgage   |           |                    | \$194K |
| Jan 28, 2002 | Resale    | Grant Deed | \$215,000 | \$177              | \$194K |
| Jun 7, 2000  | Financing | Mortgage   |           |                    | \$25K  |
| Jun 7, 1995  | Financing | Mortgage   |           |                    | \$15K  |
| May 27, 1994 | Resale    | Grant Deed | \$115,000 | \$95               | \$92K  |
| Jan 4, 1989  | Financing | Mortgage   |           |                    | \$15K  |
| Apr 15, 1987 | Financing | Mortgage   |           |                    | \$70K  |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Dr. Paul Nettle Middle School | Middle     | 5–8    | 0.9 mi   |
| Golden Hill Elementary School | Elementary | 1–4    | 1.0 mi   |
| Haverhill High School         | High       | 9–12   | 3.4 mi   |

District: Haverhill 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 01830

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>100</b><br>CRIME INDEX | <b>98</b><br>AIR POLLUTION | <b>28,516</b><br>POPULATION | <b>\$83K</b><br>MEDIAN IN-COME | <b>49°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|