

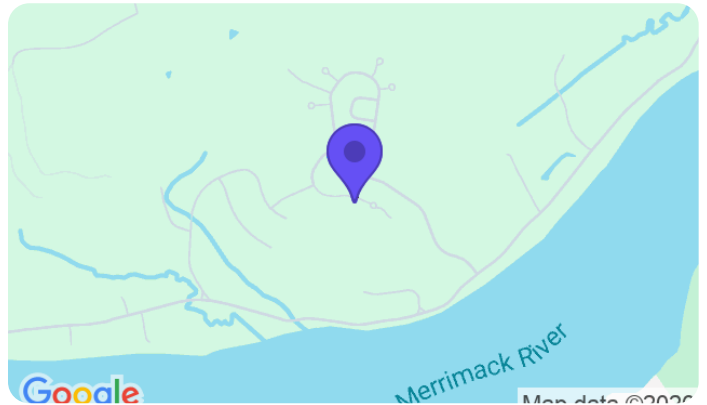
Condominium

RESIDENTIAL

18 RIVERVIEW HTS

AMESBURY, MA 01913

\$1,037,250 TopHap Estimate · \$377 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,748 ft²

LIVING AREA

2016

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$1M

\$944K low

\$1.1M high

Last Sale

\$995,000 · Jul 18, 2024

Est. Owner Equity

\$612,250

Loan-to-Value

41%

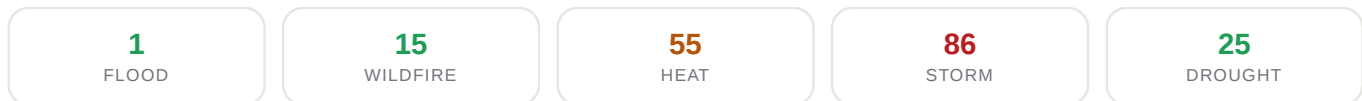
TAX & ASSESSMENT

Property Tax	\$11,631 (2025)
Assessed Value	\$760,200
Assessor Market Value	\$926,915

PROPERTY FACTS

Property Type	Condominium
County	ESSEX
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK



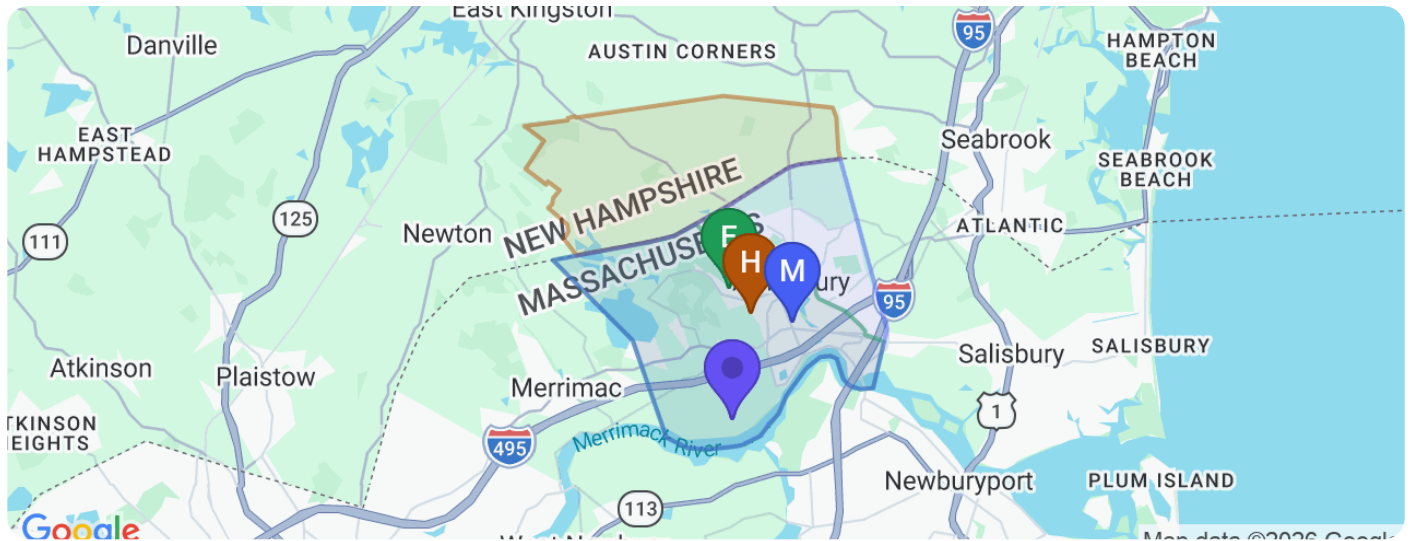
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 18, 2024	Resale	Quit Claim Arm'S Length For Ne States	\$995,000	\$362	\$425K
Aug 29, 2019	Recorded document	Condominium Deed			
Jul 15, 2016	Resale	Quit Claim Arm'S Length For Ne States	\$565,000	\$206	\$175K
Apr 1, 2004	Resale	Grant Deed	\$2,000,000	\$728	\$6.3M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Amesbury High School	High	9–12	1.7 mi
Amesbury Middle School	Middle	5–8	1.8 mi
Charles C. Cashman Elementary School	Elementary	PK–4	2.1 mi

District: Amesbury 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 01913

102 CRIME INDEX	91 AIR POLLUTION	17,658 POPULATION	\$98K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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