

Single Family Residence **RESIDENTIAL**

314 RIVER RD

TOPSHAM, ME 04086

\$342,404 TopHap Estimate · \$180 / ft² · confidence 86 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,904 ft²

LIVING AREA

0.95 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$342K

\$295K low

\$390K high

Last Sale

\$160,000 · Sep 28, 2015

Est. Owner Equity

\$214,404

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$6,463 (2025)
Assessed Value	\$504,900
Previous Assessed	\$504,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	SAGADAHOC
Lot (acres)	0.95
Roof	Asphalt
Heating	Hot Water
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 28, 2015	Resale	Quit Claim Arm'S Length For Ne States	\$160,000	\$84	\$128K
Mar 6, 2015	Quitclaim	Quit Claim Transfer			
Sep 11, 2007	Financing	Mortgage			\$208K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodside Elementary School	Elementary	KG–5	1.7 mi
Mt Ararat Middle School	Middle	6–8	1.8 mi
Mt Ararat High School	High	9–12	2.0 mi

District: School Administrative District 75

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 04086

103 CRIME INDEX	95 AIR POLLUTION	9,915 POPULATION	\$80K MEDIAN IN-COME	45°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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