

Single Family Residence **RESIDENTIAL**

312 RIVIERA DR

FORKED RIVER, NJ 08731

\$441,543 TopHap Estimate · \$326 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,353 ft²

LIVING AREA

0.23 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$442K

\$418K low

\$465K high

Last Sale

\$268,000 · Jun 17, 2020

Est. Owner Equity

\$178,398

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$6,167 (2025)
Assessed Value	\$225,500
Previous Assessed	\$225,500
Assessor Market Value	\$225,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	OCEAN
Lot (acres)	0.23
Construction	Frame (Unspecified)
Roof	Asbestos
Heating	Baseboard
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 3, 2020	Resale	Deed	\$268,000	\$198	\$263K
Jan 4, 2017	Resale	Grant Deed	\$255,000	\$188	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lacey Township High School	High	9–12	1.4 mi
Lanoka Harbor Elementary School	Elementary	KG–4	1.5 mi
Lacey Township Middle School	Middle	7–8	1.6 mi

District: Lacey Township 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 08731

77 CRIME INDEX	116 AIR POLLUTION	21,752 POPULATION	\$97K MEDIAN IN-COME	53°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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