

Single Family Residence **RESIDENTIAL**

49 RANDALL WOOD DR

MONTAGUE, MA 01351

\$322,390 TopHap Estimate · \$319 / ft² · confidence 83 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,012 ft²

LIVING AREA

0.34 ac

LOT SIZE

1990

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$322K

\$266K low

\$379K high

Est. Owner Equity

\$224,640

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$3,623 (2025)
Assessed Value	\$238,200
Previous Assessed	\$238,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Franklin
Lot (acres)	0.34
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 15, 2013	Financing	Mortgage			\$98K
Apr 22, 2008	Financing	Mortgage			\$103K
May 9, 2005	Recorded document	Grant Deed	\$1	\$0	
Jun 11, 1991	Financing	Mortgage			\$14K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Turners Fall High School	High	9–12	1.0 mi
Great Falls Middle School	Middle	6–8	1.0 mi
Hillcrest Elementary School	Elementary	PK–1	1.3 mi

District: Gill-Montague 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 01351

62 CRIME INDEX	89 AIR POLLUTION	2,183 POPULATION	\$90K MEDIAN IN-COME	46°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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