

Single Family Residence **RESIDENTIAL**

239 DOWN HILL RUN

TOMS RIVER, NJ 08755

\$1,065,170 TopHap Estimate · \$428 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,486 ft²

LIVING AREA

0.73 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$1.1M

\$989K low

\$1.1M high

Last Sale

\$780,000 · Dec 14, 2021

Est. Owner Equity

\$441,170

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$12,848 (2025)
Assessed Value	\$657,200
Previous Assessed	\$657,200
Assessor Market Value	\$657,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	OCEAN
Lot (acres)	0.73
Construction	Frame (Unspecified)
Roof	Asbestos
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	Yes

Deck

CLIMATE RISK

68 FLOOD	31 WILDFIRE	31 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 13, 2021	Resale	Deed	\$780,000	\$314	\$624K
Jan 28, 1997	Resale	Grant Deed	\$234,000	\$94	\$187K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Joseph A. Citta Elementary School	Elementary	PK–5	0.9 mi
Toms River Intermediate School North	Middle	6–8	3.4 mi
Toms River High School North	High	9–12	4.2 mi

District: Toms River Regional 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 08755

61 CRIME INDEX	110 AIR POLLUTION	30,205 POPULATION	\$83K 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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