

Single Family Residence

RESIDENTIAL

156 RIVER ST

MIDDLETON, MA 01949

\$726,242

TopHap Estimate · \$316 / ft² · confidence 93 · as of Jul 14, 2026



1

BEDS

2.5

BATHS

2,299 ft²

LIVING AREA

2.44 ac

LOT SIZE

1914

YEAR BUILT

2

STORIES

5

ROOMS

VALUATION

\$726K

\$679K low

\$774K high

Last Sale

\$475,000 · Jun 27, 2019

Est. Owner Equity

\$0

Loan-to-Value

102%

TAX & ASSESSMENT

Property Tax	\$9,870 (2025)
Assessed Value	\$830,100
Assessor Market Value	\$859,465

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	ESSEX
Lot (acres)	2.44
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Garage	Garage, Detached
Pool	No

CLIMATE RISK

95
FLOOD

21
WILDFIRE

57
HEAT

79
STORM

32
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 25, 2019	Resale	Quit Claim Arm'S Length For Ne States	\$475,000	\$207	\$451K
Oct 28, 2015	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fuller Meadow	Elementary	KG–2	1.4 mi
Masconomet Regional High School	High	9–12	4.8 mi
Masconomet Regional Middle School	Middle	7–8	4.8 mi

District: Middleton 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 01949

42 CRIME INDEX	97 AIR POLLUTION	9,880 POPULATION	\$149K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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