

Single Family Residence

RESIDENTIAL

95 RIVER ST

MIDDLETON, MA 01949

\$690,938

TopHap Estimate · \$484 / ft² · confidence 91 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,428 ft²

LIVING AREA

0.94 ac

LOT SIZE

1971

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$691K

\$625K low

\$756K high

Last Sale

\$505,000 · Jun 3, 2021

Est. Owner Equity

\$208,710

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$6,705 (2025)
Assessed Value	\$563,900
Assessor Market Value	\$545,775

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	ESSEX
Lot (acres)	0.94
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Electric
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 3, 2021	Resale	Quit Claim Arm'S Length For Ne States	\$505,000	\$354	\$482K
May 20, 2011	Resale	Grant Deed	\$270,000	\$189	
Sep 12, 2008	Recorded document	Grant Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fuller Meadow	Elementary	KG–2	1.0 mi
Masconomet Regional High School	High	9–12	4.4 mi
Masconomet Regional Middle School	Middle	7–8	4.4 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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