

Single Family Residence

RESIDENTIAL

70 RIVER DR

TOMS RIVER, NJ 08753

\$298,021 TopHap Estimate · \$359 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

1

BATHS

829 ft²

LIVING AREA

3,999 ft²

LOT SIZE

1950

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$298K

\$270K low

\$326K high

Last Sale

\$108,100 · Jan 13, 2016

Est. Owner Equity

\$298,021

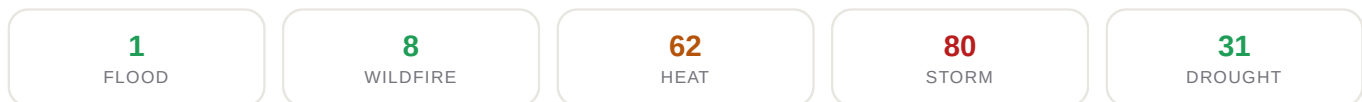
TAX & ASSESSMENT

Property Tax	\$4,522 (2025)
Assessed Value	\$231,400
Previous Assessed	\$231,400
Assessor Market Value	\$231,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	OCEAN
Lot (acres)	0.09
Construction	Frame (Unspecified)
Roof	Asbestos
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 9, 2015	Resale	Deed	\$108,100	\$130	\$106K
Jan 30, 2008	Resale	Grant Deed	\$153,000	\$185	\$151K
Sep 25, 2007	Recorded document	Trustees Deed			
Jan 17, 2006	Resale	Grant Deed	\$214,000	\$258	
Dec 16, 2005	Financing	Intrafamily Transfer			\$204K
Aug 26, 2002	Resale	Grant Deed	\$125,000	\$151	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Washington Street Elementary School	Elementary	KG–5	0.9 mi
Toms River High School South	High	9–12	2.2 mi
Toms River Intermediate School South	Middle	6–8	3.7 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 08753

74 CRIME INDEX	112 AIR POLLUTION	66,911 POPULATION	\$102K 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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