

Triplex (3 Units, Any Combination)

RESIDENTIAL

46 BAY ST

FALL RIVER, MA 02721



6

BEDS

3

BATHS

2,752 ft²

LIVING AREA

1,625 ft²

LOT SIZE

1900

YEAR BUILT

3

STORIES

12

ROOMS

VALUATION

Last Sale

\$325,000 · Mar 30, 2021

TAX & ASSESSMENT

Property Tax	\$4,588 (2025)
Assessed Value	\$400,700
Previous Assessed	\$382,500

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
Style	Two Family
County	Bristol
Lot (acres)	0.04
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Steam
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 30, 2021	Resale	Quit Claim Arm'S Length For Ne States	\$325,000	\$118	\$319K
Apr 1, 2019	Resale	Quit Claim Arm'S Length For Ne States	\$240,000	\$87	\$192K
Feb 4, 2009	Recorded document	Grant Deed	\$1	\$0	
Nov 21, 2008	Resale	Deed	\$130,000	\$47	\$120K
Oct 25, 2007	Non-arms-length	One Of Committee, Strict Fore-closure, Sheriff, Or Redemption Deeds	\$210,000	\$76	
Mar 10, 2005	Resale	Grant Deed	\$264,000	\$96	\$238K
Apr 28, 2004	Resale	Grant Deed	\$175,000	\$64	\$131K
Dec 9, 1997	Financing	Mortgage			\$9K
Mar 31, 1997	Financing	Mortgage			\$116K
Mar 1, 1990	Financing	Mortgage			\$11K
Feb 26, 1990	Resale	Grant Deed	\$148,000	\$54	\$118K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
John J. Doran Community School	Elementary	KG–5	0.4 mi
Matthew J. Kuss Middle School	Middle	6–8	0.6 mi
B.M.C. Durfee High School	High	9–12	2.4 mi

District: Fall River 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 02721

129 CRIME INDEX	96 AIR POLLUTION	28,059 POPULATION	\$57K MEDIAN IN-COME	50°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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