

Multi-Family Dwellings (Generic, Any Combination)

RESIDENTIAL

116 MESSENGER ST

TOMS RIVER, NJ 08753

\$511,473 TopHap Estimate · \$240 / ft² · confidence 94 · as of Jun 25, 2026



3

BEDS

2

BATHS

2,128 ft²

LIVING AREA

0.26 ac

LOT SIZE

1964

YEAR BUILT

1

STORIES

VALUATION

\$511K

\$479K low

\$544K high

Last Sale

\$175,000 · Dec 21, 2001

Est. Owner Equity

\$308,473

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$5,819 (2025)
Assessed Value	\$297,800
Previous Assessed	\$297,800
Assessor Market Value	\$297,800

PROPERTY FACTS

Property Type	Multi-Family Dwellings (Generic, Any Combination)
Style	Ranch
County	OCEAN
Lot (acres)	0.26
Construction	Frame (Unspecified)
Roof	Asbestos
Heating	Baseboard
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 31, 2001	Non-arms-length	Grant Deed	\$175,000	\$82	\$120K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Toms River High School South	High	9–12	0.4 mi
Walnut Street Elementary School	Elementary	KG–5	1.0 mi
Toms River Intermediate School South	Middle	6–8	2.8 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	Absentee owner
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