

Single Family Residence

**RESIDENTIAL**

# 65 RIVER DR

TOMS RIVER, NJ 08753

**\$227,519** TopHap Estimate · \$414 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**1**

BEDS

**1**

BATHS

**550 ft<sup>2</sup>**

LIVING AREA

**3,402 ft<sup>2</sup>**

LOT SIZE

**1945**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$228K**

\$208K low

\$247K high

Last Sale

**\$82,000 · Aug 9, 2017**

Est. Owner Equity

**\$139,839**

Loan-to-Value

**34%**

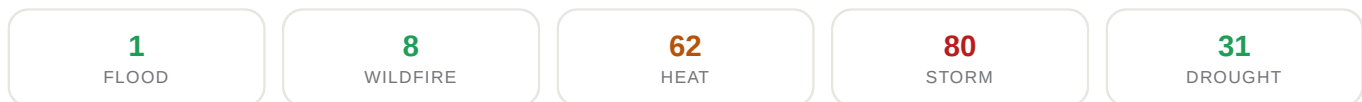
## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,629 (2025) |
| Assessed Value        | \$185,700      |
| Previous Assessed     | \$185,700      |
| Assessor Market Value | \$185,700      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Bungalow                         |
| County        | OCEAN                            |
| Lot (acres)   | 0.08                             |
| 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 <sup>2</sup> | LOAN  |
|--------------|-----------------|---------------|----------|--------------------|-------|
| Jul 31, 2017 | Resale          | Grant Deed    | \$82,000 | \$149              |       |
| Mar 20, 2017 | Non-arms-length | Trustees Deed | \$2,000  | \$4                |       |
| Apr 30, 2002 | Resale          | Grant Deed    | \$67,000 | \$122              | \$52K |

## ASSIGNED SCHOOLS

| SCHOOL                               | LEVEL      | GRADES | DISTANCE |
|--------------------------------------|------------|--------|----------|
| Washington Street Elementary School  | Elementary | KG–5   | 0.9 mi   |
| Toms River High School South         | High       | 9–12   | 2.1 mi   |
| Toms River Intermediate School South | Middle     | 6–8    | 3.6 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

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>74</b><br>CRIME INDEX | <b>112</b><br>AIR POLLUTION | <b>66,911</b><br>POPULATION | <b>\$102K</b><br>MEDIAN IN-COME | <b>53°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|