

Single Family Residence **RESIDENTIAL**

50 RIVER ROCK LN

FREEPORT, ME 04032

\$2,316,417 TopHap Estimate · \$919 / ft² · confidence 86 · as of Jul 14, 2026

2
BEDS

2.5
BATHS

2,520 ft²
LIVING AREA

9 ac
LOT SIZE

2017
YEAR BUILT

1
STORIES

VALUATION

\$2.3M

\$2M low

\$2.6M high

Last Sale

\$1,907,143 · Mar 7, 2022

Est. Owner Equity

\$2,316,417

TAX & ASSESSMENT

Property Tax

\$17,872 (2025)

Assessed Value

\$1,290,400

Previous Assessed

\$1,263,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	CUMBERLAND
Lot (acres)	9.00
Roof	Asphalt
Heating	Heat Pump
Cooling	Yes
Pool	No

Deck

Boat access

CLIMATE RISK

18 FLOOD	7 WILDFIRE	49 HEAT	89 STORM	20 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 3, 2022	Resale	Quit Claim Arm'S Length For Ne States	\$1,907,143	\$757	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Freeport High School	High	9–12	4.2 mi
Morse Street School	Elementary	PK–2	4.3 mi
Freeport Middle School	Middle	6–8	4.7 mi

District: Regional School Unit 05

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 04032

101 CRIME INDEX	94 AIR POLLUTION	9,251 POPULATION	\$110K MEDIAN IN-COME	46°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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