

Single Family Residence **RESIDENTIAL**

270 RIVERBEND ST

ATHOL, MA 01331

\$317,075 TopHap Estimate · \$175 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,811 ft²

LIVING AREA

0.17 ac

LOT SIZE

1900

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$317K

\$287K low

\$347K high

Last Sale

\$300,000 · Jul 15, 2025

Est. Owner Equity

\$14,575

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$3,344 (2025)
Assessed Value	\$263,100
Assessor Market Value	\$282,435

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	WORCESTER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Steam
Garage	Garage, Basement
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 15, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$300,000	\$166	\$278K
Oct 30, 2024	Quitclaim	Quit Claim Transfer			
Feb 25, 2004	Financing	Mortgage			\$28K
Dec 16, 1993	Financing	Mortgage			\$64K
Dec 18, 1989	Financing	Mortgage			\$12K
Mar 2, 1988	Financing	Mortgage			\$41K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Athol High School	High	9–12	1.1 mi
Athol Community Elementary School	Elementary	PK–4	1.2 mi
Athol - Royalston Middle School	Middle	5–8	1.4 mi

District: Athol-Royalston 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 01331

142 CRIME INDEX	87 AIR POLLUTION	13,781 POPULATION	\$70K MEDIAN IN-COME	45°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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