

Single Family Residence **RESIDENTIAL**

# 22 NORMANDY PL

ROSELLE, NJ 07203

**\$596,677** TopHap Estimate · \$311 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026



**1,920 ft<sup>2</sup>**  
LIVING AREA

**0.11 ac**  
LOT SIZE

**1943**  
YEAR BUILT

**1**  
STORIES

**1**  
PARKING

## VALUATION

**\$597K**

\$529K low

\$664K high

Last Sale

**\$272,000 · Feb 25, 2004**

Est. Owner Equity

**\$324,677**

Loan-to-Value

**49%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$15,147 (2025) |
| Assessed Value        | \$165,600       |
| Previous Assessed     | \$165,600       |
| Assessor Market Value | \$165,600       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Cape Cod                |
| County        | UNION                   |
| Lot (acres)   | 0.11                    |
| Construction  | Concrete Blocks         |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-----------|--------------------|--------|
| Apr 23, 2024 | Financing | Intrafamily Transfer |           |                    |        |
| Jan 30, 2004 | Resale    | Grant Deed           | \$272,000 | \$142              | \$218K |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Harrison Elementary School      | Elementary | 1–4    | 0.3 mi   |
| Abraham Clark High School       | High       | 9–12   | 0.4 mi   |
| Grace Wilday Junior High School | Middle     | 7–8    | 1.0 mi   |

District: Roselle Borough 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 07203

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>104</b><br>CRIME INDEX | <b>101</b><br>AIR POLLUTION | <b>23,141</b><br>POPULATION | <b>\$83K</b><br>MEDIAN IN-COME | <b>54°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|