

Duplex (2 Units, Any Combination)

RESIDENTIAL

76 HUNTER ST

FALL RIVER, MA 02721



6

BEDS

3

BATHS

2,847 ft<sup>2</sup>

LIVING AREA

0.16 ac

LOT SIZE

1900

YEAR BUILT

2

STORIES

17

ROOMS

TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$5,552 (2025) |
| Assessed Value    | \$484,900      |
| Previous Assessed | \$440,900      |

PROPERTY FACTS

|               |                                   |
|---------------|-----------------------------------|
| Property Type | Duplex (2 Units, Any Combination) |
| Style         | Two Family                        |
| County        | Bristol                           |
| Lot (acres)   | 0.16                              |

|              |                     |
|--------------|---------------------|
| Construction | Frame (Unspecified) |
| Roof         | Asphalt             |
| Heating      | Steam               |
| Pool         | No                  |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE | \$/FT <sup>2</sup> | LOAN  |
|--------------|-----------|---------------------|-------|--------------------|-------|
| May 2, 2014  | Quitclaim | Quit Claim Transfer |       |                    |       |
| May 2, 2014  | Quitclaim | Quit Claim Transfer |       |                    |       |
| Mar 24, 1994 | Financing | Mortgage            |       |                    | \$40K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| John J. Doran Community School | Elementary | KG–5   | 0.2 mi   |
| Matthew J. Kuss Middle School  | Middle     | 6–8    | 1.0 mi   |
| B.M.C. Durfee High School      | High       | 9–12   | 1.9 mi   |

District: Fall River 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 02721

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>129</b><br>CRIME INDEX | <b>96</b><br>AIR POLLUTION | <b>28,059</b><br>POPULATION | <b>\$57K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>52%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

**OWNERSHIP**

Occupancy

**Owner occupied**