

Single Family Residence **RESIDENTIAL**

13 RIVERSIDE ST

THREE RIVERS, MA 01080

\$318,413 TopHap Estimate · \$221 / ft² · confidence 95 · as of Jul 14, 2026

4
BEDS

1
BATHS

1,440 ft²
LIVING AREA

0.34 ac
LOT SIZE

1914
YEAR BUILT

2
STORIES

8
ROOMS

VALUATION

\$318K

\$302K low

\$335K high

Last Sale

\$94,000 · Sep 12, 2008

Est. Owner Equity

\$172,157

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$5,416 (2025)
Assessed Value	\$297,100
Previous Assessed	\$268,300
Assessor Market Value	\$286,045

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	HAMPDEN
Lot (acres)	0.34
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Garage	Garage, Basement
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 26, 2010	Financing	Mortgage			\$146K
Sep 12, 2008	Resale	Grant Deed	\$94,000	\$65	\$117K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Old Mill Pond	Elementary	PK–6	0.9 mi
Palmer High School	Middle	7–12	1.0 mi

District: Palmer 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 01080

110 CRIME INDEX	92 AIR POLLUTION	1,880 POPULATION	\$72K MEDIAN IN-COME	48°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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