

Single Family Residence

RESIDENTIAL

216 RIVER RD

TOPSHAM, ME 04086

\$394,888 TopHap Estimate · \$418 / ft² · confidence 87 · as of Jul 14, 2026



2

BEDS

1.5

BATHS

944 ft²

LIVING AREA

0.34 ac

LOT SIZE

1970

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$395K

\$342K low

\$448K high

Last Sale

\$265,300 · Feb 6, 2019

Est. Owner Equity

\$179,388

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$3,590 (2025)
Assessed Value	\$280,500
Previous Assessed	\$276,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	SAGADAHOC
Lot (acres)	0.34
Roof	Asphalt
Heating	Hot Water
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 1, 2019	Financing	Warranty Deed			\$212K
Apr 20, 2016	Financing	Warranty Deed			\$169K
Jul 1, 2011	Financing	Warranty Deed			\$156K
Jul 27, 2010	Financing	Mortgage			\$25K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodside Elementary School	Elementary	KG–5	1.4 mi
Mt Ararat Middle School	Middle	6–8	1.8 mi
Mt Ararat High School	High	9–12	1.8 mi

District: School Administrative District 75

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 04086

103 CRIME INDEX	95 AIR POLLUTION	9,915 POPULATION	\$80K MEDIAN IN-COME	45°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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