

Single Family Residence **RESIDENTIAL**

104 RIGGS PL

WEST ORANGE, NJ 07052

\$589,900 TopHap Estimate · \$373 / ft² · confidence 91 · as of Jul 14, 2026



1,583 ft²
LIVING AREA

0.11 ac
LOT SIZE

1916
YEAR BUILT

2
STORIES

1
PARKING

Pre-foreclosure (NOS)

Auction scheduled for May 27, 2025.

VALUATION

\$590K

\$535K low

\$645K high

Last Sale	\$392,000 · Jan 18, 2006
Est. Owner Equity	\$589,900

TAX & ASSESSMENT

Property Tax	\$11,906 (2025)
Assessed Value	\$453,200
Previous Assessed	\$453,200
Assessor Market Value	\$453,200

PROPERTY FACTS

Property Type	Single Family Residence
County	ESSEX
Lot (acres)	0.12
Construction	Frame (Unspecified)
Pool	No

CLIMATE RISK

1 FLOOD	15 WILDFIRE	65 HEAT	96 STORM	47 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 19, 2025	Financing	Sheriffs Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hazel Avenue Elementary School	Elementary	KG–5	0.3 mi
Roosevelt Middle School	Middle	6–8	0.6 mi
West Orange High School	High	9–12	2.4 mi

District: West Orange Town 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 07052

53 CRIME INDEX	105 AIR POLLUTION	49,694 POPULATION	\$132K MEDIAN IN-COME	51°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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