

Duplex (2 Units, Any Combination)

RESIDENTIAL

52 RIVER ST

CONWAY, MA 01341



4

BEDS

2

BATHS

1,310 ft²

LIVING AREA

0.37 ac

LOT SIZE

1840

YEAR BUILT

2

STORIES

9

ROOMS

TAX & ASSESSMENT

Property Tax	\$2,589 (2025)
Assessed Value	\$179,300
Previous Assessed	\$184,400

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Colonial
County	Franklin
Lot (acres)	0.37

Construction	Stone
Roof	Asphalt
Heating	Forced Air
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 27, 2023	Financing	Warranty Deed			
Sep 5, 2006	Financing	Mortgage			\$55K
Oct 31, 2001	Financing	Mortgage			\$34K
Nov 15, 1996	Financing	Mortgage			\$25K
Apr 24, 1990	Financing	Mortgage			\$8K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Conway Grammar	Elementary	PK–6	1.4 mi
Frontier Regional	Middle	7–12	5.2 mi

District: Frontier 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 01341

159 CRIME INDEX	88 AIR POLLUTION	1,653 POPULATION	\$93K MEDIAN IN-COME	46°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.