

Triplex (3 Units, Any Combination)

RESIDENTIAL

48 ROCLIFFE ST
FALL RIVER, MA 02723



9

BEDS

3

BATHS

3,213 ft²

LIVING AREA

2,191 ft²

LOT SIZE

1900

YEAR BUILT

3

STORIES

15

ROOMS

VALUATION

Last Sale

\$610,000 · Dec 19, 2025

TAX & ASSESSMENT

Property Tax

\$5,760 (2025)

Assessed Value

\$503,100

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
Style	Triplex
County	BRISTOL
Lot (acres)	0.05
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Space
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 2, 2026	Quitclaim	Quit Claim Transfer			
Dec 19, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$610,000	\$190	\$498K
Aug 2, 2023	Quitclaim	Quit Claim Transfer			
Jun 9, 2023	Resale	Quit Claim Arm'S Length For Ne States	\$525,000	\$163	\$368K
May 16, 2022	Resale	Quit Claim Arm'S Length For Ne States	\$350,000	\$109	
Apr 12, 2022	Resale	Quit Claim Arm'S Length For Ne States	\$305,000	\$95	\$291K
Feb 10, 2022	Non-arms-length	Foreclosure	\$250,000	\$78	
Dec 4, 2013	Financing	Mortgage			\$1.8M
Nov 10, 2006	Recorded document	Grant Deed	\$1	\$0	
Nov 10, 2006	Financing	Grant Deed			\$125K
Oct 8, 2002	Financing	Mortgage			\$84K
Sep 7, 2000	Financing	Mortgage			\$79K
Aug 18, 1997	Financing	Mortgage			\$59K
Aug 18, 1997	Financing	Grant Deed			\$63K
Aug 18, 1997	Financing	Mortgage			\$68K
Aug 18, 1997	Financing	Grant Deed			\$69K
Nov 22, 1991	Financing	Mortgage			\$150K
Oct 23, 1987	Financing	Mortgage			\$113K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mary Fonseca Elementary School	Elementary	KG–5	0.5 mi
Edmond P. Talbot Middle School	Middle	6–8	0.7 mi
B.M.C. Durfee High School	High	9–12	1.4 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 02723

159 CRIME INDEX	97 AIR POLLUTION	17,401 POPULATION	\$49K MEDIAN IN-COME	51°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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