

Single Family Residence **RESIDENTIAL**

25 RIVERSIDE DR

WESTFIELD, MA 01085

\$388,733 TopHap Estimate · \$259 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,500 ft²

LIVING AREA

0.28 ac

LOT SIZE

1948

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$389K

\$357K low

\$421K high

Last Sale

\$349,900 · Jul 31, 2024

Est. Owner Equity

\$63,833

Loan-to-Value

84%

TAX & ASSESSMENT

Property Tax	\$5,243 (2025)
Assessed Value	\$345,400
Assessor Market Value	\$326,990

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	HAMPDEN
Lot (acres)	0.28
Construction	Concrete
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 31, 2024	Resale	Quit Claim Arm'S Length For Ne States	\$349,900	\$233	\$325K
Jul 23, 2010	Recorded document	Grant Deed	\$1	\$0	
Mar 24, 2008	Financing	Mortgage			\$280K
Aug 4, 2006	Resale	Grant Deed	\$269,500	\$180	\$278K
Apr 27, 2004	Financing	Mortgage			\$13K
Dec 30, 2003	Resale	Grant Deed	\$112,500	\$75	\$90K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Abner Gibbs Elementary School	Elementary	KG-4	0.2 mi
Westfield Middle School	Middle	7-8	0.2 mi
Westfield High School	High	9-12	2.4 mi

District: Westfield 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 01085

73 CRIME INDEX	89 AIR POLLUTION	42,029 POPULATION	\$83K MEDIAN IN-COME	48°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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