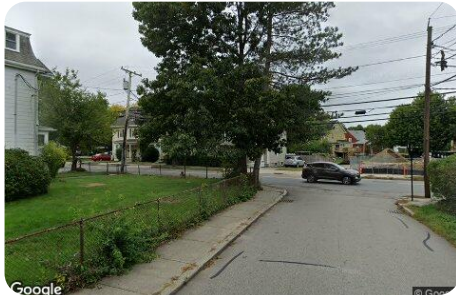


Triplex (3 Units, Any Combination)

RESIDENTIAL

169 RIVER ST
NEWTON, MA 02465



5

BEDS

3

BATHS

3,061 ft²

LIVING AREA

0.23 ac

LOT SIZE

1890

YEAR BUILT

3

STORIES

13

ROOMS

VALUATION

Last Sale

\$525,000 · Aug 31, 2006

TAX & ASSESSMENT

Property Tax	\$9,806 (2025)
Assessed Value	\$1,000,600
Previous Assessed	\$971,500

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
County	Middlesex
Lot (acres)	0.23
Construction	Brick
Roof	Asphalt
Heating	Steam
Cooling	Yes
Garage	Garage, Detached
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 31, 2006	Resale	Deed	\$525,000	\$172	\$444K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Franklin Elementary School	Elementary	KG–5	0.4 mi
F. A. Day Middle School	Middle	6–8	1.1 mi
Newton North High School	High	9–12	1.4 mi

District: Newton 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 02465

59 CRIME INDEX	105 AIR POLLUTION	13,311 POPULATION	\$170K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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