

Single Family Residence **RESIDENTIAL**

74 ROUTE 2A

PRESTON, CT 06365

\$327,819 TopHap Estimate · \$194 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

1

BATHS

1,688 ft²

LIVING AREA

0.71 ac

LOT SIZE

1853

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$328K

\$306K low

\$349K high

Last Sale

\$235,000 · Jun 23, 2006

Est. Owner Equity

\$145,419

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$3,570 (2024)
Assessed Value	\$142,170
Assessor Market Value	\$99,519

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	SOUTHEASTERN CONNECTICUT
Lot (acres)	0.71
Roof	Asphalt
Heating	Steam
Garage	Garage, Detached
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 12, 2021	Quitclaim	Quit Claim Transfer			\$182K
Jun 23, 2006	Resale	Warranty Deed	\$235,000	\$139	\$188K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Preston Plains Middle School	Middle	6–8	2.6 mi
Preston Veterans' Memorial School	Elementary	PK–5	3.9 mi
Ledyard High School	High	9–12	4.1 mi

District: Preston 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 06365

30 CRIME INDEX	109 AIR POLLUTION	4,841 POPULATION	\$104K MEDIAN IN-COME	50°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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