

Single Family Residence **RESIDENTIAL**

## 82 ROCKLEDGE DR

NEWINGTON, CT 06111

**\$753,095** TopHap Estimate · \$261 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026

**3**

BEDS

**3.5**

BATHS

**2,887 ft<sup>2</sup>**

LIVING AREA

**0.86 ac**

LOT SIZE

**2002**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

### VALUATION

**\$753K**

\$709K low

\$797K high

Last Sale

**\$485,000 · Aug 13, 2010**

Est. Owner Equity

**\$471,095**

Loan-to-Value

**39%**

### TAX & ASSESSMENT

Property Tax

**\$12,321 (2024)**

Assessed Value

**\$308,170**

Assessor Market Value

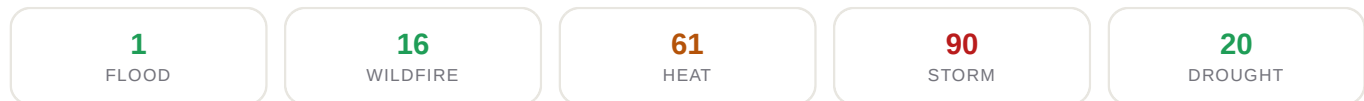
**\$215,719**

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Colonial                         |
| County        | CAPITOL                          |
| Lot (acres)   | 0.86                             |
| Construction  | Frame (Unspecified)              |
| Roof          | Asphalt                          |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Yes                              |
| Fireplace     | Yes                              |
| Pool          | No                               |

Deck

## CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------|-----------|--------------------|--------|
| Aug 13, 2010 | Resale    | Warranty Deed | \$485,000 | \$168              | \$290K |
| Mar 12, 2009 | Financing | Mortgage      |           |                    | \$345K |
| Nov 15, 2004 | Financing | Mortgage      |           |                    | \$300K |
| Oct 4, 2001  | Resale    | Warranty Deed | \$115,000 | \$40               | \$257K |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| John Wallace Middle School | Middle     | 5–8    | 1.4 mi   |
| Ruth Chaffee School        | Elementary | PK–4   | 1.8 mi   |
| Newington High School      | High       | 9–12   | 3.2 mi   |

District: Newington 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 06111

|                           |                             |                             |                                 |                         |                        |
|---------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>105</b><br>CRIME INDEX | <b>109</b><br>AIR POLLUTION | <b>30,056</b><br>POPULATION | <b>\$100K</b><br>MEDIAN IN-COME | <b>49°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|