

Condominium

RESIDENTIAL

40 QUARRY RIDGE LN

ROCKPORT, MA 01966

\$968,838 TopHap Estimate · \$689 / ft² · confidence 96 · as of Jul 14, 2026



2

BEDS

2.5

BATHS

1,407 ft²

LIVING AREA

10.26 ac

LOT SIZE

1992

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$969K

\$931K low

\$1M high

Last Sale

\$800,000 · Dec 5, 2025

Est. Owner Equity

\$968,838

TAX & ASSESSMENT

Property Tax	\$6,933 (2025)
Assessed Value	\$791,400
Previous Assessed	\$768,000
Assessor Market Value	\$900,505

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	ESSEX
Roof	Asphalt
Heating	Electric
Cooling	Yes
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

32 FLOOD	7 WILDFIRE	53 HEAT	79 STORM	32 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 24, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$800,000	\$569	
Feb 27, 2025	Financing	Deed			
Dec 20, 1996	Resale	Grant Deed	\$248,000	\$176	
Jun 28, 1993	Resale	Grant Deed	\$230,000	\$163	\$203K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockport Elementary School	Elementary	PK–5	1.2 mi
Rockport Middle High School	Middle	6–12	1.2 mi

District: Rockport 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 01966

164 CRIME INDEX	94 AIR POLLUTION	7,145 POPULATION	\$94K 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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