

Single Family Residence **RESIDENTIAL**

52 ROCKLEDGE DR

WEST HARTFORD, CT 06107

\$822,646 TopHap Estimate · \$289 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,843 ft²

LIVING AREA

0.3 ac

LOT SIZE

1941

YEAR BUILT

2

STORIES

8

ROOMS

1

PARKING

VALUATION

\$823K

\$792K low

\$854K high

Last Sale

\$725,000 · Apr 23, 2024

Est. Owner Equity

\$130,646

Loan-to-Value

91%

TAX & ASSESSMENT

Property Tax	\$15,209 (2025)
Assessed Value	\$339,640
Previous Assessed	\$339,640
Assessor Market Value	\$237,748

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	CAPITOL
Lot (acres)	0.30
Construction	Concrete
Roof	Shingle
Heating	Hot Water
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 22, 2024	Resale	Warranty Deed	\$725,000	\$255	\$553K
Nov 7, 2012	Financing	Mortgage			\$311K
Nov 25, 2009	Financing	Mortgage			\$352K
Jul 6, 2009	Financing	Mortgage			\$118K
Jan 17, 2008	Financing	Mortgage			\$60K
Oct 28, 2005	Resale	Warranty Deed	\$430,000	\$151	\$300K
Feb 2, 1996	Resale	Warranty Deed	\$182,000	\$64	\$137K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Webster Hill School	Elementary	PK–5	0.1 mi
Conard High School	High	9–12	0.8 mi
Sedgwick Middle School	Middle	6–8	0.8 mi

District: West Hartford 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 06107

81 CRIME INDEX	104 AIR POLLUTION	18,126 POPULATION	\$161K MEDIAN IN-COME	49°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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