

Single Family Residence **RESIDENTIAL**

46 RIVERVIEW RD

ROCKY HILL, CT 06067

\$405,536 TopHap Estimate · \$268 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,512 ft²

LIVING AREA

0.35 ac

LOT SIZE

1940

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$406K

\$374K low

\$437K high

Last Sale

\$400,000 · Mar 10, 2026

Est. Owner Equity

\$25,536

Loan-to-Value

94%

TAX & ASSESSMENT

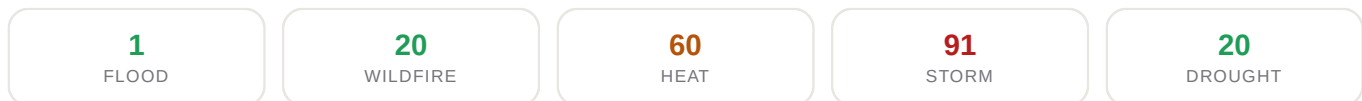
Property Tax	\$6,228 (2025)
Assessed Value	\$205,940
Previous Assessed	\$205,940
Assessor Market Value	\$144,158

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	CAPITOL
Lot (acres)	0.35
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 9, 2026	Resale	Warranty Deed	\$400,000	\$265	\$380K
Mar 31, 2011	Non-arms-length	Grant Deed	\$150,000	\$99	\$120K
Apr 1, 1993	Financing	Mortgage			\$70K
Apr 6, 1987	Resale	Grant Deed	\$145,000	\$96	\$40K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky Hill High School	High	9–12	0.8 mi
Albert D. Griswold Middle School	Middle	6–8	0.8 mi
Myrtle H. Stevens School	Elementary	PK–3	1.2 mi

District: Rocky Hill 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 06067

48 CRIME INDEX	113 AIR POLLUTION	20,649 POPULATION	\$105K MEDIAN IN-COME	49°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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