

Single Family Residence **RESIDENTIAL**

9 ROCKY LEDGE DR

CLINTON, CT 06413

\$452,467 TopHap Estimate · \$264 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,714 ft²

LIVING AREA

0.26 ac

LOT SIZE

1954

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$452K

\$419K low

\$486K high

Est. Owner Equity

\$452,467

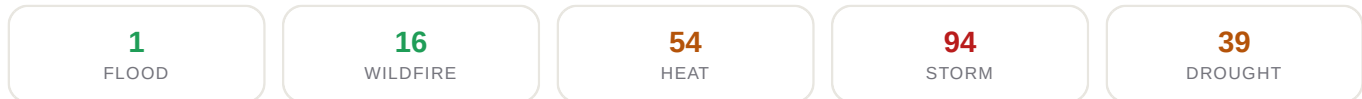
TAX & ASSESSMENT

Property Tax	\$4,593 (2025)
Assessed Value	\$147,500
Previous Assessed	\$147,500
Assessor Market Value	\$103,250

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	LOWER CONNECTICUT RIVER VALLEY
Lot (acres)	0.26
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK



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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
The Morgan School	High	9–12	0.3 mi
Lewin G. Joel Jr. School	Elementary	PK–4	0.6 mi
Jared Eliot School	Middle	5–8	1.0 mi

District: Clinton 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 06413

59 CRIME INDEX	117 AIR POLLUTION	11,837 POPULATION	\$110K 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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