

Single Family Residence **RESIDENTIAL**

100 SPRING ST

ROCKFALL, CT 06481

\$329,525 TopHap Estimate · \$247 / ft² · confidence 94 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,332 ft²
LIVING AREA

0.34 ac
LOT SIZE

1940
YEAR BUILT

1
STORIES

5
ROOMS

VALUATION

\$330K

\$311K low

\$348K high

Last Sale

\$165,000 · Sep 3, 2013

Est. Owner Equity

\$161,158

Loan-to-Value

49%

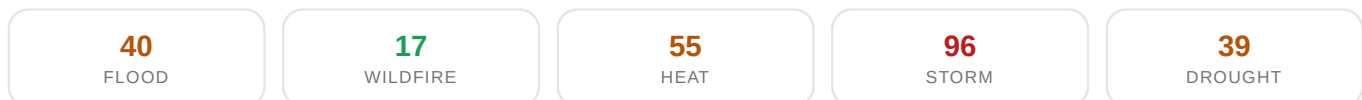
TAX & ASSESSMENT

Property Tax	\$4,497 (2025)
Assessed Value	\$150,900
Previous Assessed	\$150,900
Assessor Market Value	\$105,630

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	LOWER CONNECTICUT RIVER VALLEY
Lot (acres)	0.34
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 3, 2013	Resale	Warranty Deed	\$165,000	\$124	\$168K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
John Lyman Elementary School	Elementary	KG–4	2.1 mi
Frank Ward Strong Middle School	Middle	7–8	4.6 mi
Coginchaug Regional High School	High	9–12	4.7 mi

District: Regional School District 13

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 06481

30 CRIME INDEX	115 AIR POLLUTION	584 POPULATION	\$100K 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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