

Single Family Residence **RESIDENTIAL**

2 LEDGE ROCK CIR

FALMOUTH, ME 04105

\$2,122,889 TopHap Estimate · \$493 / ft² · confidence 85 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

4,302 ft²

LIVING AREA

0.72 ac

LOT SIZE

2010

YEAR BUILT

2

STORIES

10

ROOMS

VALUATION

\$2.1M

\$1.8M low

\$2.4M high

Last Sale

\$521,300 · Aug 3, 2015

Est. Owner Equity

\$1,265,889

Loan-to-Value

41%

TAX & ASSESSMENT

Property Tax	\$20,810 (2025)
Assessed Value	\$1,502,500
Previous Assessed	\$1,506,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	CUMBERLAND
Lot (acres)	0.72
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 28, 2014	Financing	Grant Deed			\$400K
Sep 25, 2013	Quitclaim	Quit Claim Transfer			
Jul 12, 2011	Financing	Mortgage			\$250K
Apr 8, 2011	Financing	Mortgage			\$417K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Falmouth High School	High	9–12	3.0 mi
Falmouth Elementary School	Elementary	PK–5	3.0 mi
Falmouth Middle School	Middle	6–8	3.0 mi

District: Falmouth

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 04105

40 CRIME INDEX	92 AIR POLLUTION	12,902 POPULATION	\$137K MEDIAN IN-COME	46°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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