

Condominium

**RESIDENTIAL**

# 44 RIDGEWOOD DR

FALMOUTH, ME 04105

**\$1,002,454** TopHap Estimate · \$537 / ft<sup>2</sup> · confidence 85 · as of Jul 14, 2026



**2**

BEDS

**2.5**

BATHS

**1,867 ft<sup>2</sup>**

LIVING AREA

**0.37 ac**

LOT SIZE

**2009**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$1M**

\$851K low

\$1.2M high

Est. Owner Equity

**\$949,454**

Loan-to-Value

**5%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$8,727 (2025) |
| Assessed Value    | \$630,100      |
| Previous Assessed | \$630,100      |

## PROPERTY FACTS

|               |                  |
|---------------|------------------|
| Property Type | Condominium      |
| Style         | Condo/Apartment  |
| County        | CUMBERLAND       |
| Lot (acres)   | 0.37             |
| Roof          | Asphalt          |
| Heating       | Hot Water        |
| Garage        | Garage, Attached |
| Pool          | No               |

Deck

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Falmouth Middle School     | Middle     | 6–8    | 1.2 mi   |
| Falmouth High School       | High       | 9–12   | 1.3 mi   |
| Falmouth Elementary School | Elementary | PK–5   | 1.3 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**

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>40</b><br>CRIME INDEX | <b>92</b><br>AIR POLLUTION | <b>12,902</b><br>POPULATION | <b>\$137K</b><br>MEDIAN IN-COME | <b>46°F</b><br>AVG TEMP | <b>57%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|