

Single Family Residence **RESIDENTIAL**

3 ROCK RIDGE RD

WATERFORD, CT 06385

\$442,400 TopHap Estimate · \$307 / ft² · confidence 86 · as of Jul 14, 2026



3
BEDS

1.5
BATHS

1,440 ft²
LIVING AREA

0.46 ac
LOT SIZE

1964
YEAR BUILT

1
STORIES

6
ROOMS

2
PARKING

VALUATION

\$442K

\$381K low

\$503K high

Last Sale

\$370,000 · Jul 23, 2024

Est. Owner Equity

\$442,400

TAX & ASSESSMENT

Property Tax	\$4,099 (2025)
Assessed Value	\$175,480
Previous Assessed	\$174,480
Assessor Market Value	\$122,836

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	SOUTHEASTERN CONNECTICUT
Lot (acres)	0.46
Construction	Concrete
Roof	Asphalt
Heating	Hot Water
Garage	Garage, Basement
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 19, 2024	Resale	Executors Deed	\$370,000	\$257	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Oswegatchie Elementary School	Elementary	PK–5	0.9 mi
Clark Lane Middle School	Middle	6–8	2.0 mi
Waterford High School	High	9–12	2.0 mi

District: Waterford 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 06385

58 CRIME INDEX	106 AIR POLLUTION	12,297 POPULATION	\$101K 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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