

Condominium

RESIDENTIAL

301 WATERCOURSE ROW

ROCKY HILL, CT 06067

\$351,593 TopHap Estimate · \$272 / ft² · confidence 94 · as of Jul 14, 2026



2

BEDS

2.5

BATHS

1,292 ft²

LIVING AREA

1993

YEAR BUILT

2

STORIES

4

ROOMS

VALUATION

\$352K

\$329K low

\$374K high

Last Sale

\$190,100 · May 14, 2018

Est. Owner Equity

\$284,093

Loan-to-Value

19%

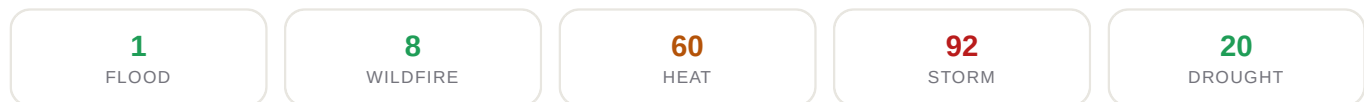
TAX & ASSESSMENT

Property Tax	\$4,740 (2025)
Assessed Value	\$156,730
Previous Assessed	\$156,730
Assessor Market Value	\$109,711

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	CAPITOL
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 6, 2023	Quitclaim	Quit Claim Transfer			
Apr 13, 2023	Quitclaim	Quit Claim Transfer			
Oct 16, 1997	Resale	Warranty Deed	\$110,000	\$85	\$68K
Dec 3, 1993	Resale	Warranty Deed	\$120,000	\$93	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Hill School	Elementary	PK–3	1.7 mi
Albert D. Griswold Middle School	Middle	6–8	2.9 mi
Rocky Hill High School	High	9–12	3.1 mi

District: Rocky Hill 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 06067

48 CRIME INDEX	113 AIR POLLUTION	20,649 POPULATION	\$105K MEDIAN IN-COME	49°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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