

Single Family Residence **RESIDENTIAL**

40 ROCK RIDGE RD

NEWTOWN, CT 06470

\$610,394 TopHap Estimate · \$359 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,701 ft²

LIVING AREA

1.18 ac

LOT SIZE

1962

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$610K

\$576K low

\$645K high

Last Sale

\$215,000 · Sep 2, 1994

Est. Owner Equity

\$472,894

Loan-to-Value

22%

TAX & ASSESSMENT

Property Tax	\$8,675 (2025)
Assessed Value	\$301,850
Previous Assessed	\$301,850
Assessor Market Value	\$211,295

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WESTERN CONNECTICUT
Lot (acres)	1.18
Construction	Concrete
Roof	Shingle
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 19, 2003	Financing	Mortgage			\$138K
Sep 18, 2001	Financing	Mortgage			\$147K
Sep 2, 1994	Resale	Warranty Deed	\$215,000	\$126	\$169K
Oct 21, 1992	Financing	Mortgage			\$170K
Oct 17, 1990	Resale	Grant Deed	\$214,000	\$126	\$171K
Jul 27, 1987	Financing	Mortgage			\$19K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Head O'Meadow Elementary School	Elementary	KG–4	1.6 mi
Newtown Middle School	Middle	7–8	3.0 mi
Newtown High School	High	9–12	4.2 mi

District: Newtown 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 06470



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

OWNERSHIP

