

Condominium

RESIDENTIAL

23 RIVER ROCK WAY

WAYLAND, MA 01778

\$1,170,701 TopHap Estimate · \$462 / ft² · confidence 94 · as of Jul 14, 2026



2

BEDS

4

BATHS

2,536 ft²

LIVING AREA

2011

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$1.2M

\$1.1M low

\$1.2M high

Last Sale

\$500,000 · Oct 31, 2024

Est. Owner Equity

\$1,170,701

TAX & ASSESSMENT

Property Tax	\$17,191 (2025)
Assessed Value	\$1,099,900
Previous Assessed	\$1,099,900

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	Middlesex
Roof	Asphalt
Heating	Forced Air
Cooling	Yes
Pool	No

Deck

CLIMATE RISK

91 FLOOD	28 WILDFIRE	59 HEAT	92 STORM	33 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 22, 2024	Resale	Condominium Deed	\$500,000	\$197	
Oct 22, 2024	Financing	Condominium Deed			
Sep 2, 2021	Resale	Quit Claim Arm'S Length For Ne States	\$925,000	\$365	\$694K
Nov 20, 2012	Resale	Grant Deed	\$606,600	\$239	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Claypit Hill Elementary School	Elementary	KG–5	1.2 mi
Wayland High School	High	9–12	1.7 mi
Wayland Middle School	Middle	6–8	2.9 mi

District: Wayland 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 01778

26 CRIME INDEX	100 AIR POLLUTION	14,571 POPULATION	\$194K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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