

Single Family Residence

RESIDENTIAL

32 ROCKY LEDGE DR

CLINTON, CT 06413

\$335,996 TopHap Estimate · \$412 / ft² · confidence 96 · as of Jul 14, 2026



2

BEDS

1

BATHS

816 ft²

LIVING AREA

0.3 ac

LOT SIZE

1957

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$336K

\$322K low

\$350K high

Last Sale

\$229,000 · Aug 24, 2020

Est. Owner Equity

\$122,696

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$3,908 (2025)
Assessed Value	\$125,500
Previous Assessed	\$125,500
Assessor Market Value	\$87,850

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	LOWER CONNECTICUT RIVER VALLEY
Lot (acres)	0.30
Roof	Asphalt
Heating	Hot Water
Pool	No

CLIMATE RISK

1 FLOOD	16 WILDFIRE	54 HEAT	94 STORM	39 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 19, 2012	Financing	Mortgage			\$213K
Mar 29, 2012	Financing	Mortgage			\$214K
Dec 16, 2010	Financing	Mortgage			\$217K
Feb 19, 2009	Resale	Warranty Deed	\$102,500	\$126	
Jun 10, 1997	Financing	Mortgage			\$25K
Oct 18, 1994	Financing	Mortgage			\$16K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
The Morgan School	High	9–12	0.4 mi
Lewin G. Joel Jr. School	Elementary	PK–4	0.6 mi
Jared Eliot School	Middle	5–8	1.0 mi

District: Clinton 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 06413

59 CRIME INDEX	117 AIR POLLUTION	11,837 POPULATION	\$110K 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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