

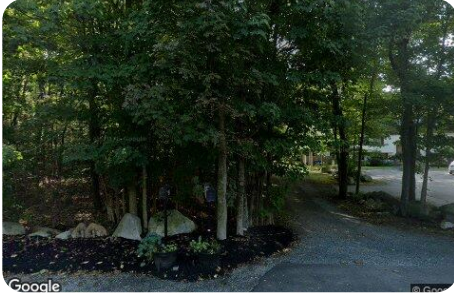
Condominium

RESIDENTIAL

45 FOREST ST

ROCKLAND, MA 02370

\$460,464 TopHap Estimate · \$230 / ft² · confidence 88 · as of Jul 14, 2026



2

BEDS

1.5

BATHS

2,006 ft²

LIVING AREA

1.14 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$460K

\$405K low

\$516K high

Last Sale

\$229,900 · Jul 2, 2008

Est. Owner Equity

\$225,085

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$5,922 (2025)
Assessed Value	\$433,200
Assessor Market Value	\$495,520

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	PLYMOUTH
Lot (acres)	1.14
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

CLIMATE RISK

1 FLOOD	8 WILDFIRE	50 HEAT	91 STORM	29 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 14, 2010	Financing	Mortgage			\$235K
Jul 2, 2008	Resale	Grant Deed	\$229,900	\$115	\$223K
Oct 4, 2002	Financing	Mortgage			\$109K
May 14, 2002	Financing	Mortgage			\$33K
Jul 23, 1998	Resale	Grant Deed	\$120,000	\$60	\$114K
Mar 30, 1998	Financing	Mortgage			\$35K
Apr 3, 1989	Resale	Grant Deed	\$137,900	\$69	\$124K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockland High School	High	9–12	1.3 mi
John W. Rodgers Middle School	Middle	5–8	1.4 mi
Phelps Elementary School	Elementary	1–4	1.8 mi

District: Rockland 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 02370

82 CRIME INDEX	95 AIR POLLUTION	18,041 POPULATION	\$95K MEDIAN IN- COME	50°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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