

Single Family Residence **RESIDENTIAL**

9 ROCK RIDGE DR

OLD SAYBROOK, CT 06475

\$759,003 TopHap Estimate · \$275 / ft² · confidence 91 · as of Jul 14, 2026



5
BEDS

2.5
BATHS

2,760 ft²
LIVING AREA

1.02 ac
LOT SIZE

1970
YEAR BUILT

2
STORIES

9
ROOMS

VALUATION

\$759K

\$691K low

\$827K high

Last Sale

\$320,000 · Aug 25, 2015

Est. Owner Equity

\$203,026

Loan-to-Value

71%

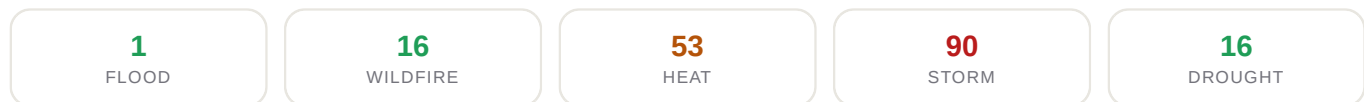
TAX & ASSESSMENT

Property Tax	\$6,016 (2025)
Assessed Value	\$388,100
Previous Assessed	\$388,100
Assessor Market Value	\$271,670

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	LOWER CONNECTICUT RIVER VALLEY
Lot (acres)	1.02
Roof	Asphalt
Heating	Baseboard
Fireplace	Yes
Pool	No

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 25, 2015	Resale	Warranty Deed	\$320,000	\$116	\$288K
May 27, 2014	Quitclaim	Quit Claim Transfer			
Jul 24, 2008	Resale	Warranty Deed	\$410,000	\$149	\$360K
Apr 28, 2003	Financing	Mortgage			\$126K
Mar 23, 2001	Financing	Mortgage			\$127K
Jan 31, 1997	Financing	Mortgage			\$30K
Aug 2, 1990	Financing	Mortgage			\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Old Saybrook Senior High School	High	9–12	1.4 mi
Kathleen E. Goodwin School	Elementary	PK–4	2.1 mi

Old Saybrook Middle School	Middle	5–8	2.6 mi
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District: Old Saybrook 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 06475

62 CRIME INDEX	110 AIR POLLUTION	8,754 POPULATION	\$110K MEDIAN IN-COME	51°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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