

Condominium

RESIDENTIAL

# 74 KENNETH ROBERTS WAY

ARUNDEL, ME 04046

**\$410,727** TopHap Estimate · \$405 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026

**2**

BEDS

**2.5**

BATHS

**1,015 ft<sup>2</sup>**

LIVING AREA

**0.72 ac**

LOT SIZE

**2018**

YEAR BUILT

**1**

STORIES

**4**

ROOMS

## VALUATION

**\$411K**

\$366K low

\$456K high

Last Sale

\$285,000 · Nov 13, 2018

Est. Owner Equity

**\$195,727**

Loan-to-Value

**51%**

## TAX & ASSESSMENT

Property Tax

**\$3,476 (2025)**

Assessed Value

**\$423,900**

Previous Assessed

**\$276,700**

Assessor Market Value

**\$361,665**

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Condominium                      |
| Style         | Condo/Apartment                  |
| County        | YORK                             |
| Lot (acres)   | 0.72                             |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Yes                              |
| Pool          | No                               |

## CLIMATE RISK

|             |                |               |
|-------------|----------------|---------------|
| 42<br>FLOOD | 14<br>WILDFIRE | 20<br>DROUGHT |
|-------------|----------------|---------------|

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE | \$/FT² | LOAN   |
|--------------|-----------|---------------|-------|--------|--------|
| Nov 13, 2018 | Financing | Warranty Deed |       |        | \$228K |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Mildred L Day School            | Elementary | KG–5   | 1.5 mi   |
| Kennebunk High School           | High       | 9–12   | 3.3 mi   |
| Middle School of the Kennebunks | Middle     | 6–8    | 3.6 mi   |

District: Regional School Unit 21

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 04046

|                           |                             |                            |                                    |                         |                        |
|---------------------------|-----------------------------|----------------------------|------------------------------------|-------------------------|------------------------|
| <b>100</b><br>CRIME INDEX | <b>101</b><br>AIR POLLUTION | <b>8,299</b><br>POPULATION | <b>\$89K</b><br>MEDIAN IN-<br>COME | <b>46°F</b><br>AVG TEMP | <b>57%</b><br>SUNSHINE |
|---------------------------|-----------------------------|----------------------------|------------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|