

Single Family Residence **RESIDENTIAL**

44 MARMION WAY

ROCKPORT, MA 01966

\$2,999,483 TopHap Estimate · \$373 / ft² · confidence 57 · as of Jul 14, 2026



8

BEDS

12

BATHS

8,048 ft²

LIVING AREA

0.52 ac

LOT SIZE

1920

YEAR BUILT

3

STORIES

VALUATION

\$3M

\$1.7M low

\$4.3M high

Last Sale

\$1,050,000 · Dec 9, 2013

Est. Owner Equity

\$1,410,983

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$28,071 (2025)
Assessed Value	\$3,204,500
Previous Assessed	\$3,060,500
Assessor Market Value	\$3,758,105

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	ESSEX
Lot (acres)	0.52
Roof	Metal
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 9, 2013	Quitclaim	Quit Claim Transfer	\$1,050,000	\$130	\$600K
Mar 17, 2006	Financing	Mortgage			\$100K
Dec 22, 2004	Financing	Mortgage			\$80K
Dec 2, 2003	Resale	Grant Deed	\$675,000	\$84	\$1M
Jun 19, 2003	Recorded document	Grant Deed	\$1	\$0	
Jun 19, 2003	Financing	Mortgage			\$600K
Jun 19, 2003	Recorded document	Grant Deed	\$1	\$0	
Jun 19, 2003	Recorded document	Grant Deed	\$1	\$0	
Jun 19, 2003	Recorded document	Grant Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockport Middle High School	Middle	6–12	0.7 mi
Rockport Elementary School	Elementary	PK–5	0.8 mi

District: Rockport 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 01966

164 CRIME INDEX	94 AIR POLLUTION	7,145 POPULATION	\$94K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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