

Single Family Residence

RESIDENTIAL

44 SABLE DR

LEDYARD, CT 06339

\$642,445 TopHap Estimate · \$249 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,580 ft²

LIVING AREA

0.92 ac

LOT SIZE

2000

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$642K

\$602K low

\$683K high

Last Sale

\$365,000 · Jul 28, 2015

Est. Owner Equity

\$255,070

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$10,246 (2025)
Assessed Value	\$275,870
Previous Assessed	\$274,890
Assessor Market Value	\$193,109

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	SOUTHEASTERN CONNECTICUT
Lot (acres)	0.92
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 24, 2015	Resale	Warranty Deed	\$365,000	\$141	\$377K
Jul 18, 2012	Resale	Warranty Deed	\$345,000	\$134	\$276K
Dec 6, 2010	Financing	Mortgage			\$220K
Aug 11, 2003	Resale	Warranty Deed	\$435,000	\$169	\$250K
May 29, 2001	Resale	Warranty Deed	\$365,000	\$141	\$220K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ledyard High School	High	9–12	1.3 mi
Ledyard Middle School	Middle	6–8	3.4 mi

District: Ledyard 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 06339

21 CRIME INDEX	113 AIR POLLUTION	7,677 POPULATION	\$101K 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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