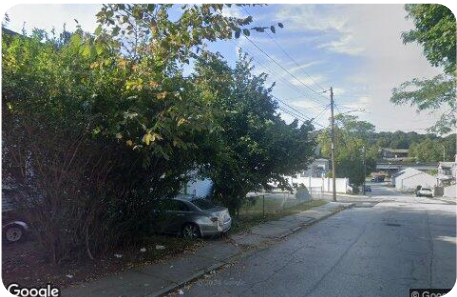


Duplex (2 Units, Any Combination) **RESIDENTIAL**

39 ROSEMARY ST
NEW LONDON, CT 06320



3

BEDS

2

BATHS

2,232 ft²

LIVING AREA

0.1 ac

LOT SIZE

1890

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

Last Sale

\$49,500 · Jan 19, 2012

TAX & ASSESSMENT

Property Tax	\$4,657 (2025)
Assessed Value	\$171,200
Previous Assessed	\$171,200
Assessor Market Value	\$119,840

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	SOUTHEASTERN CONNECTICUT
Lot (acres)	0.10
Roof	Asphalt
Heating	Steam
Pool	No

Deck

CLIMATE RISK

1 FLOOD	4 WILDFIRE	50 HEAT	86 STORM	16 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 19, 2012	Resale	Grant Deed	\$49,500	\$22	
Feb 8, 2011	Recorded document	Grant Deed	\$1	\$0	
Feb 8, 2011	Recorded document	Grant Deed	\$1	\$0	
Apr 8, 2008	Financing	Mortgage			\$10K
Sep 27, 2007	Resale	Warranty Deed	\$125,000	\$56	
Jan 30, 2007	Recorded document	One Of Committee, Strict Fore-closure, Sheriff, Or Redemption Deeds			
Feb 11, 2002	Financing	Mortgage			\$6K
Feb 11, 2002	Resale	Warranty Deed	\$100,000	\$45	\$91K
Sep 10, 1999	Resale	Warranty Deed	\$41,000	\$18	\$83K
Dec 18, 1995	Financing	Mortgage			\$5K
Dec 18, 1995	Resale	Warranty Deed	\$75,000	\$34	\$71K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Winthrop STEM Elementary Magnet School	Elementary	KG–5	0.2 mi
Bennie Dover Jackson International Education and Dual Lan- guage Middle School	Middle	6–8	0.7 mi
New London Visual & Performing Arts Magnet School	High	6–11	0.7 mi

District: New London 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 06320

115 CRIME INDEX	111 AIR POLLUTION	24,649 POPULATION	\$61K MEDIAN IN-COME	51°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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