

Single Family Residence

RESIDENTIAL

56 ROCKLEDGE DR

WEST HARTFORD, CT 06107

\$778,717 TopHap Estimate · \$431 / ft² · confidence 94 · as of Jul 14, 2026



5

BEDS

3.5

BATHS

1,808 ft²

LIVING AREA

0.31 ac

LOT SIZE

1973

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$779K

\$729K low

\$828K high

Last Sale

\$655,000 · Jun 10, 2022

Est. Owner Equity

\$189,217

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$15,121 (2025)
Assessed Value	\$337,680
Previous Assessed	\$337,680
Assessor Market Value	\$236,376

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	CAPITOL
Lot (acres)	0.31
Construction	Concrete
Roof	Shingle
Heating	Hot Water
Fireplace	Yes
Garage	Garage, Basement
Pool	In-Ground Pool

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 9, 2022	Resale	Warranty Deed	\$655,000	\$362	\$590K
Nov 19, 2020	Resale	Warranty Deed	\$505,000	\$279	
Mar 6, 2012	Recorded document	Grant Deed	\$1	\$0	
Jun 27, 2006	Resale	Warranty Deed	\$375,000	\$207	\$300K
Apr 16, 2001	Financing	Mortgage			\$130K
Jul 1, 1996	Resale	Warranty Deed	\$126,000	\$70	\$110K
Jun 19, 1988	Financing	Mortgage			\$190K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Webster Hill School	Elementary	PK–5	0.1 mi
Conard High School	High	9–12	0.8 mi
Sedgwick Middle School	Middle	6–8	0.8 mi

District: West Hartford 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 06107

81 CRIME INDEX	104 AIR POLLUTION	18,126 POPULATION	\$161K MEDIAN IN-COME	49°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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