



**1 Talcott Ridge Road , Unit# F, Farmington, CT 06032** List Price: **\$299,900**  
 MLS#: **24168745** DOM: Tax Parcel #: **1981047** Orig. List Price: **\$299,900**  
 Status: **Coming Soon** Go Active Date: **05/01/2026** Potential Short Sale: **No**  
**Condominium For Sale** Complex: **Ridge at Talcott Notch** Neighborhood: **N/A**  
 School Information  
 Elem: **Per Board of Ed** Interm: Middle: High: **Farmington**  
 Year Built: **1970 (Public Records)** New Construction: **No/Resale** Pets Allowed: **Yes**  
 Square Footage: Estimated HEATED Sq.Ft. above grade is **1,650**; total **1,650**  
 Public records lists total living Sq.Ft. of **1,650** and has no gross basement area information  
 Property Tax: **\$4,064** Assessed Value: **\$152,670** Mil Rate: **26.62**  
 Style: **Townhouse** Rooms: **6** Bedrms: **2** Bathrms: **1 Full & 1 Partial** Fireplaces: **1**

Room Descriptions

Room	Level	Apx. Size	Features
Living Room	Main	17.4 X 16.1	Fireplace, Patio/Terrace, Sliders, Engineered Wood Floor
Dining Room	Main	12.3 X 9.7	Engineered Wood Floor
Primary Bedroom	Upper	17.4 X 15.9	Engineered Wood Floor
Bedroom	Upper	17.4 X 12.1	Engineered Wood Floor
Kitchen	Main	9.3 X 7.6	Remodeled, Granite Counters, Tile Floor
Loft	Upper	14.9 X 9.5	Skylight, Vaulted Ceiling, Wall/Wall Carpet
Full Bath	Upper		Remodeled, Granite Counters, Tub w/ Shower, Tile Floor
Half Bath	Main		Remodeled, Granite Counters, Tile Floor

Laundry Location **Upper Level** Has In-Law Apart  
 Features

Appliances Incl. **Gas Cooktop, Oven/Range, Microwave, Refrigerator, Dishwasher, Disposal, Washer, Dryer**  
 Interior Features **Auto Garage Door Opener**  
 Attic **No Attic** Basement Desc. **None**  
 Exterior Features **Patio**  
 Garage & Parking **1 Car Garage, Detached Garage** Driveway Type  
 Lot Description **Lightly Wooded** In Flood Zone  
 Waterfront Feat. **Not Applicable** Swimming Pool **Yes**  
 Assoc. Amenities **Club House, Pool**  
 Nearby Amenities **Library, Medical Facilities, Private School(s), Public Transportation, Shopping/Mall**

Home Owner's Association Information

Home Owner's Association **Yes** Association Fee **\$741** Fee Payable **Monthly**  
 Association Fee Provides **Club House, Grounds Maintenance, Trash Pickup, Snow Removal, Heat, Sewer, Property Management, Pool Service**  
 Special Assoc. Assessments **Yes / Approx. \$250/mo for roof**

Utility Information

Hot Water System **Natural Gas, Upright Tank** Est. Annual Heating Cost  
 Heat Type **Hot Water** Fueled By **Natural Gas** Fuel Tank Location  
 Cooling **Central Air** Radon Mitigation  
 Water & Sewer Service **Public Water Connected** Sewage System **Public Sewer Connected**

Public Remarks

**Welcome to this beautifully updated 2 bedroom, 1.5 bath condo in the highly desirable and well established Ridge at Talcott Notch community; ideally located just minutes from UCONN Medical Center and close to West Hartford center. With over 1,600 sq ft, this home has everything you'll need to live comfortably at an affordable price point. The updated kitchen features granite countertops and stainless steel appliances and overlooks the generously-sized dining area. The spacious living room features a cozy wood-burning fireplace and sliders leading to a private patio that overlooks woods, creating your own peaceful oasis. Rounding out the first floor, you and your guests will appreciate an updated half bath with granite counters and tiled flooring. Upstairs, you'll find two generously sized bedrooms, a remodeled full bath, and a versatile loft space with vaulted ceilings and skylight-ideal for a home office, reading nook, or additional living area. Second-floor laundry, just steps from the bedrooms, and loads of storage space add additional convenience. Additional highlights include central air, natural gas heat, a detached garage, plenty of additional open parking, and access to community amenities including an in-ground pool and clubhouse. HOA covers heat, hot water, grounds maintenance, snow removal, trash, sewer, and more for easy, low-maintenance living.**

Marketing History

Listing Date **04/21/2026** Closed Date Date Available **July or August**

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