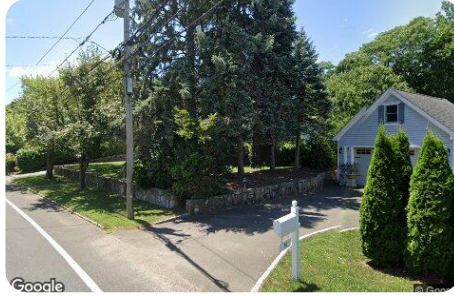


Single Family Residence **RESIDENTIAL**

70 RIVERSIDE LN

RIVERSIDE, CT 06878

\$1,958,586 TopHap Estimate · \$855 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

3.5

BATHS

2,290 ft²

LIVING AREA

0.31 ac

LOT SIZE

1946

YEAR BUILT

1

STORIES

8

ROOMS

1

PARKING

VALUATION

\$2M

\$1.8M low

\$2.1M high

Last Sale

\$1,279,300 · Aug 1, 2018

Est. Owner Equity

\$1,958,586

TAX & ASSESSMENT

Property Tax	\$10,491 (2025)
Assessed Value	\$848,820
Previous Assessed	\$848,820
Assessor Market Value	\$594,174

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WESTERN CONNECTICUT
Lot (acres)	0.31
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Garage	Garage, Attached
Pool	No

Deck

CLIMATE RISK

3 FLOOD	16 WILDFIRE	64 HEAT	96 STORM	43 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 30, 2018	Recorded document	Executors Deed			
Aug 1, 2018	Resale	Warranty Deed	\$1,279,300	\$559	\$1M
Sep 13, 2012	Financing	Mortgage			\$250K
Dec 30, 2011	Financing	Mortgage			\$350K
Dec 23, 2010	Resale	Warranty Deed	\$642,500	\$281	\$350K
Sep 11, 2003	Financing	Mortgage			\$85K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cos Cob School	Elementary	KG–5	0.8 mi
Central Middle School	Middle	6–8	1.0 mi
Greenwich High School	High	9–12	1.5 mi

District: Greenwich 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 06878

75 CRIME INDEX	114 AIR POLLUTION	10,020 POPULATION	\$233K MEDIAN IN-COME	52°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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