

Single Family Residence **RESIDENTIAL**

18 ROB RIDER RD

REDDING, CT 06896

\$856,186 TopHap Estimate · confidence 94 · as of Jul 14, 2026



2.67 ac
LOT SIZE

VALUATION

\$856K

\$808K low

\$905K high

Last Sale

\$425,000 · Apr 26, 2021

Est. Owner Equity

\$270,289

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$10,386 (2025)
Assessed Value	\$351,600
Previous Assessed	\$303,100
Assessor Market Value	\$246,120

PROPERTY FACTS

Property Type	Single Family Residence
County	WESTERN CONNECTICUT
Lot (acres)	2.67
Cooling	Yes
Pool	No

CLIMATE RISK

52 FLOOD	21 WILDFIRE	59 HEAT	95 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
Apr 23, 2021	Resale	Warranty Deed	\$425,000		\$436K
Feb 27, 2004	Resale	Warranty Deed	\$429,000		\$334K
Feb 27, 2004	Financing	Mortgage			\$74K
Feb 25, 2002	Financing	Mortgage			\$315K
Sep 12, 2000	Resale	Warranty Deed	\$266,874		\$263K
Dec 18, 1998	Resale	Warranty Deed	\$285,000		\$228K
Dec 17, 1993	Financing	Mortgage			\$115K
Nov 2, 1992	Financing	Mortgage			\$85K
Feb 19, 1992	Financing	Mortgage			\$30K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
John Read Middle School	Middle	5–8	1.6 mi
Redding Elementary School	Elementary	PK–4	1.9 mi
Joel Barlow High School	High	9–12	4.2 mi

District: Regional High School District 09

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.

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 NEIGHBORHOOD · ZIP 06896

93 CRIME INDEX	106 AIR POLLUTION	9,817 POPULATION	\$161K MEDIAN IN-COME	51°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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