

Single Family Residence **RESIDENTIAL**

23 WESTVIEW PL

RIVERSIDE, CT 06878

\$2,282,397 TopHap Estimate · \$864 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,641 ft²

LIVING AREA

0.18 ac

LOT SIZE

1915

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$2.3M

\$2.1M low

\$2.5M high

Last Sale

\$2,250,000 · Apr 7, 2026

Est. Owner Equity

\$707,397

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$9,397 (2025)
Assessed Value	\$760,340
Previous Assessed	\$760,340
Assessor Market Value	\$532,238

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	WESTERN CONNECTICUT
Lot (acres)	0.18
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Garage	Garage, Basement
Pool	No

Deck

CLIMATE RISK

39 FLOOD	6 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
Feb 26, 2026	Resale	Warranty Deed	\$2,250,000	\$852	\$1.6M
Jun 20, 2012	Recorded document	Grant Deed	\$1	\$0	
Jun 20, 2012	Financing	Mortgage			\$885K
Jul 17, 2003	Financing	Mortgage			\$165K
Jul 17, 2003	Resale	Warranty Deed	\$1,100,000	\$417	\$560K
Nov 17, 2000	Financing	Mortgage			\$382K
Oct 3, 1997	Resale	Warranty Deed	\$360,000	\$136	\$324K
Oct 3, 1997	Financing	Mortgage			\$18K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cos Cob School	Elementary	KG–5	0.6 mi
Central Middle School	Middle	6–8	1.1 mi
Greenwich High School	High	9–12	1.4 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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