

Single Family Residence **RESIDENTIAL**

2 PALMER TER

RIVERSIDE, CT 06878

\$2,447,236 TopHap Estimate · \$1,090 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,246 ft²

LIVING AREA

0.28 ac

LOT SIZE

1958

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$2.4M

\$2.2M low

\$2.7M high

Last Sale

\$1,395,000 · May 14, 2004

Est. Owner Equity

\$1,179,236

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$12,815 (2025)
Assessed Value	\$1,036,910
Previous Assessed	\$1,036,910
Assessor Market Value	\$725,837

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	WESTERN CONNECTICUT
Lot (acres)	0.28
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No

CLIMATE RISK

1 FLOOD	4 WILDFIRE	64 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	\$/FT ²	LOAN
Dec 12, 2013	Financing	Mortgage			\$200K
Oct 22, 2012	Financing	Mortgage			\$875K
Feb 24, 2011	Financing	Mortgage			\$630K
Dec 1, 2009	Financing	Mortgage			\$660K
May 14, 2004	Resale	Warranty Deed	\$1,395,000	\$621	\$625K
Oct 4, 2001	Financing	Mortgage			\$530K
Sep 29, 1999	Resale	Warranty Deed	\$815,000	\$363	\$644K
Dec 22, 1997	Financing	Mortgage			\$420K

Mar 30, 1994 Financing Mortgage \$325K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverside School	Elementary	KG–5	0.2 mi
Eastern Middle School	Middle	6–8	0.2 mi
Greenwich High School	High	9–12	1.7 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