

Single Family Residence **RESIDENTIAL**

23 BRIAR RIDGE RD

RIDGEFIELD, CT 06877

\$889,828 TopHap Estimate · \$365 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,436 ft²

LIVING AREA

2.7 ac

LOT SIZE

1977

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$890K

\$815K low

\$965K high

Last Sale

\$288,500 · Oct 17, 1996

Est. Owner Equity

\$55,828

Loan-to-Value

92%

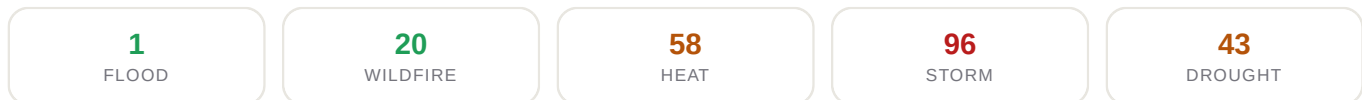
TAX & ASSESSMENT

Property Tax	\$11,676 (2025)
Assessed Value	\$426,300
Previous Assessed	\$426,300
Assessor Market Value	\$298,410

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	2.70
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 3, 2014	Financing	Mortgage			\$417K
Oct 25, 2010	Financing	Mortgage			\$417K
Nov 30, 2004	Financing	Mortgage			\$334K
Oct 16, 2002	Financing	Mortgage			\$350K
Sep 29, 1998	Financing	Mortgage			\$312K
Oct 17, 1996	Financing	Mortgage			\$274K
Oct 17, 1996	Resale	Warranty Deed	\$288,500	\$118	\$274K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ridgebury Elementary School	Elementary	PK–5	1.9 mi
Ridgefield High School	High	9–12	3.1 mi
Scotts Ridge Middle School	Middle	6–8	3.1 mi

District: Ridgefield 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 06877

75 CRIME INDEX	113 AIR POLLUTION	28,200 POPULATION	\$170K MEDIAN IN-COME	51°F AVG TEMP	58% SUNSHINE
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------