

Single Family Residence **RESIDENTIAL**

15 DRUID LN

RIVERSIDE, CT 06878

\$3,609,812 TopHap Estimate · \$997 / ft² · confidence 94 · as of Jul 14, 2026



5

BEDS

4.5

BATHS

3,619 ft²

LIVING AREA

0.41 ac

LOT SIZE

1939

YEAR BUILT

2

STORIES

10

ROOMS

1

PARKING

VALUATION

\$3.6M

\$3.4M low

\$3.8M high

Last Sale

\$760,000 · Jul 30, 1999

Est. Owner Equity

\$2,644,812

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$18,261 (2025)
Assessed Value	\$1,477,560
Previous Assessed	\$1,477,560
Assessor Market Value	\$1,034,292

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	0.41
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

28
FLOOD

8
WILDFIRE

64
HEAT

96
STORM

43
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 16, 2003	Financing	Mortgage			\$800K
May 28, 2002	Financing	Mortgage			\$800K
Feb 13, 2002	Financing	Mortgage			\$650K
Jul 30, 1999	Resale	Warranty Deed	\$760,000	\$210	\$608K

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	1.8 mi
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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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