

Single Family Residence **RESIDENTIAL**

261 FOREST RIDGE RD

WATERBURY, CT 06708

\$532,126 TopHap Estimate · \$229 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,322 ft²

LIVING AREA

0.66 ac

LOT SIZE

1963

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$532K

\$486K low

\$579K high

Est. Owner Equity

\$482,126

Loan-to-Value

10%

TAX & ASSESSMENT

Property Tax	\$13,001 (2024)
Assessed Value	\$289,030
Assessor Market Value	\$202,321

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	NAUGATUCK VALLEY
Lot (acres)	0.66
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	Yes

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 31, 2001	Financing	Mortgage			\$135K
Jul 29, 1998	Financing	Mortgage			\$20K
Dec 5, 1995	Financing	Mortgage			\$140K
May 19, 1987	Financing	Mortgage			\$160K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Carrington Elementary School	Elementary	KG–8	0.5 mi
Wilby High School	High	9–12	3.9 mi

District: Waterbury 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 06708

81 CRIME INDEX	104 AIR POLLUTION	32,336 POPULATION	\$67K MEDIAN IN-COME	49°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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