

Single Family Residence **RESIDENTIAL**

46 RIVERBEND DR

MYSTIC, CT 06355

\$845,404 TopHap Estimate · \$292 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,891 ft²

LIVING AREA

0.99 ac

LOT SIZE

1975

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$845K

\$774K low

\$917K high

Est. Owner Equity

\$575,404

Loan-to-Value

33%

TAX & ASSESSMENT

Property Tax	\$9,403 (2025)
Assessed Value	\$454,700
Previous Assessed	\$454,700
Assessor Market Value	\$318,290

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	SOUTHEASTERN CONNECTICUT
Lot (acres)	0.99
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck

CLIMATE RISK

59 FLOOD	21 WILDFIRE	51 HEAT	81 STORM	16 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 19, 2014	Resale	Warranty Deed	\$336,500	\$116	\$269K
Nov 17, 2010	Financing	Mortgage			\$186K
May 10, 1996	Financing	Mortgage			\$180K
Sep 21, 1988	Financing	Mortgage			\$115K
Sep 6, 1988	Financing	Mortgage			\$165K
Aug 24, 1988	Financing	Mortgage			\$115K
Jan 5, 1988	Financing	Mortgage			\$50K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stonington Middle School	Middle	6–8	1.7 mi
Dean's Mill Elementary School	Elementary	KG–5	2.2 mi
Stonington High School	High	9–12	5.2 mi

District: Stonington 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 06355

64 CRIME INDEX	106 AIR POLLUTION	10,797 POPULATION	\$124K MEDIAN IN-COME	50°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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