

Single Family Residence **RESIDENTIAL**

5 TERRACE AVE

RIVERSIDE, CT 06878

\$3,459,889 TopHap Estimate · \$982 / ft² · confidence 89 · as of Jul 14, 2026



5
BEDS

3.5
BATHS

3,522 ft²
LIVING AREA

0.27 ac
LOT SIZE

1940
YEAR BUILT

2
STORIES

10
ROOMS

1
PARKING

VALUATION

\$3.5M

\$3.1M low

\$3.8M high

Last Sale

\$1,285,000 · Aug 17, 2020

Est. Owner Equity

\$2,367,639

Loan-to-Value

32%

TAX & ASSESSMENT

Property Tax	\$19,317 (2025)
Assessed Value	\$1,562,960
Previous Assessed	\$1,562,960
Assessor Market Value	\$1,094,072

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	0.27
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

18
FLOOD

17
WILDFIRE

64
HEAT

95
STORM

43
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 12, 2020	Resale	Warranty Deed	\$1,285,000	\$365	\$1.1M
Jul 31, 2002	Resale	Warranty Deed	\$985,000	\$280	\$650K
Jul 19, 1999	Resale	Warranty Deed	\$731,962	\$208	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverside School	Elementary	KG–5	0.3 mi
Eastern Middle School	Middle	6–8	0.4 mi
Greenwich High School	High	9–12	1.8 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
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