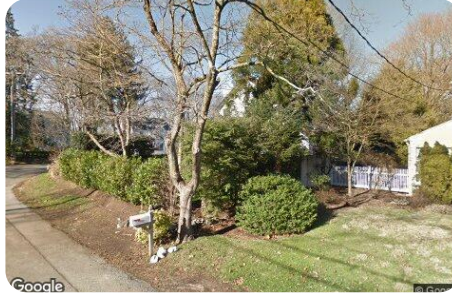


Single Family Residence **RESIDENTIAL**

41 TERRACE AVE

RIVERSIDE, CT 06878

\$3,023,357 TopHap Estimate · \$1,166 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,592 ft²

LIVING AREA

0.19 ac

LOT SIZE

1936

YEAR BUILT

2

STORIES

7

ROOMS

1

PARKING

VALUATION

\$3M

\$2.8M low

\$3.2M high

Last Sale

\$2,275,000 · Dec 15, 2021

Est. Owner Equity

\$873,457

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$14,983 (2025)
Assessed Value	\$1,212,330
Previous Assessed	\$1,212,330
Assessor Market Value	\$848,631

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	0.19
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	5 WILDFIRE	64 HEAT	95 STORM	43 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 15, 2021	Resale	Warranty Deed	\$2,275,000	\$878	\$1.8M
Aug 31, 2006	Recorded document	Grant Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Eastern Middle School	Middle	6–8	0.3 mi
Riverside School	Elementary	KG–5	0.3 mi
Greenwich High School	High	9–12	1.6 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	Absentee owner
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