

Single Family Residence **RESIDENTIAL**

35 RIVERSIDE DR

WATERFORD, CT 06385

\$1,864,417 TopHap Estimate · \$478 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

4.5

BATHS

3,901 ft²

LIVING AREA

0.53 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

10

ROOMS

3

PARKING

VALUATION

\$1.9M

\$1.8M low

\$2M high

Last Sale

\$1,075,000 · Aug 3, 2016

Est. Owner Equity

\$1,114,417

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$23,678 (2025)
Assessed Value	\$1,013,600
Previous Assessed	\$1,013,600
Assessor Market Value	\$709,520

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	SOUTHEASTERN CONNECTICUT
Lot (acres)	0.53
Construction	Concrete
Roof	Shingle
Heating	Hot Water
Fireplace	Yes
Garage	Garage, Attached
Pool	Spa/Hot Tub (Only)

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 2, 2016	Resale	Warranty Deed	\$1,075,000	\$276	\$285K
Jul 14, 2003	Resale	Warranty Deed	\$950,000	\$244	\$650K
Jul 14, 2003	Financing	Mortgage			\$135K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Oswegatchie Elementary School	Elementary	PK–5	0.6 mi
Waterford High School	High	9–12	3.1 mi
Clark Lane Middle School	Middle	6–8	3.2 mi

District: Waterford 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 06385

58 CRIME INDEX	106 AIR POLLUTION	12,297 POPULATION	\$101K 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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