

Single Family Residence

RESIDENTIAL

65 RITCH DR

RIDGEFIELD, CT 06877

\$919,688

TopHap Estimate · \$389 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,366 ft²

LIVING AREA

1.26 ac

LOT SIZE

1960

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$920K

\$817K low

\$1M high

Est. Owner Equity

\$509,688

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$10,559 (2025)
Assessed Value	\$385,490
Previous Assessed	\$385,490
Assessor Market Value	\$269,843

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	WESTERN CONNECTICUT
Lot (acres)	1.26
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Fireplace	Yes
Garage	Garage, Basement
Pool	Pool W/Hot Tub/Spa

CLIMATE RISK

1 FLOOD	20 WILDFIRE	60 HEAT	97 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
Oct 21, 2009	Financing	Mortgage			\$125K
Feb 5, 2003	Financing	Mortgage			\$185K
Jun 18, 2001	Financing	Mortgage			\$161K
Mar 1, 1993	Financing	Mortgage			\$191K
Jul 29, 1991	Financing	Mortgage			\$191K
May 17, 1988	Financing	Mortgage			\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Farmingville Elementary School	Elementary	PK–5	1.5 mi
East Ridge Middle School	Middle	6–8	2.4 mi
Ridgefield High School	High	9–12	2.8 mi

District: Ridgefield 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 06877

75 CRIME INDEX	113 AIR POLLUTION	28,200 POPULATION	\$170K MEDIAN IN-COME	51°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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