

Single Family Residence

RESIDENTIAL

12 GARNET RIDGE DR

TOLLAND, CT 06084

\$405,566 TopHap Estimate · \$270 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,500 ft²

LIVING AREA

0.95 ac

LOT SIZE

1970

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$406K

\$370K low

\$442K high

Est. Owner Equity

\$405,566

TAX & ASSESSMENT

Property Tax	\$6,637 (2025)
Assessed Value	\$244,100
Previous Assessed	\$167,400
Assessor Market Value	\$170,870

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	CAPITOL
Lot (acres)	0.95
Construction	Concrete
Roof	Shingle
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 13, 2021	Financing	Warranty Deed			
Feb 14, 2012	Recorded document	Warranty Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Tolland Middle School	Middle	6–8	2.9 mi
Tolland High School	High	9–12	3.4 mi
Birch Grove Primary School	Elementary	PK–2	3.5 mi

District: Tolland 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 06084

6 CRIME INDEX	103 AIR POLLUTION	14,536 POPULATION	\$136K MEDIAN IN-COME	47°F AVG TEMP	56% SUNSHINE
-------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------