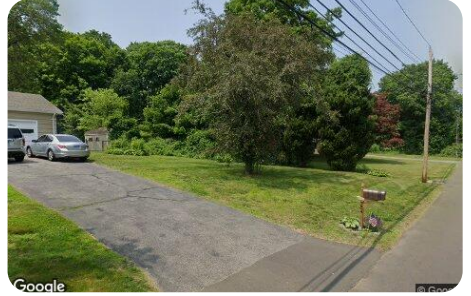


Single Family Residence **RESIDENTIAL**

754 RIVERSIDE DR

ORANGE, CT 06477

\$522,900 TopHap Estimate · \$387 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,352 ft²

LIVING AREA

0.75 ac

LOT SIZE

1964

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$523K

\$461K low

\$585K high

Last Sale

\$360,000 · Apr 18, 2022

Est. Owner Equity

\$159,017

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$7,924 (2025)
Assessed Value	\$272,300
Previous Assessed	\$272,300
Assessor Market Value	\$190,610

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	SOUTH CENTRAL CONNECTICUT
Lot (acres)	0.75
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK

10 FLOOD	17 WILDFIRE	61 HEAT	97 STORM	39 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
Apr 14, 2022	Resale	Warranty Deed	\$360,000	\$266	\$353K
Feb 9, 2018	Quitclaim	Quit Claim Transfer			
Mar 11, 2003	Financing	Mortgage			\$185K
Jun 1, 1999	Financing	Mortgage			\$35K
Jun 24, 1998	Financing	Mortgage			\$160K
May 28, 1993	Resale	Warranty Deed	\$182,500	\$135	\$164K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Turkey Hill School	Elementary	1–6	0.4 mi
Amity Middle School Orange	Middle	7–8	2.1 mi

Amity Regional High School	High	9–12	5.1 mi
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District: Regional High School District 05

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 06477

49 CRIME INDEX	113 AIR POLLUTION	13,889 POPULATION	\$148K 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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