

Single Family Residence **RESIDENTIAL**

39 BLACKSMITH RIDGE RD

RIDGEFIELD, CT 06877

\$1,632,057 TopHap Estimate · \$448 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

3,646 ft²

LIVING AREA

2.49 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$1.6M

\$1.6M low

\$1.7M high

Last Sale

\$1,050,000 · May 26, 2022

Est. Owner Equity

\$882,057

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$19,043 (2025)
Assessed Value	\$695,240
Previous Assessed	\$695,240
Assessor Market Value	\$486,668

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	2.49
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	Spa/Hot Tub (Only)

Deck

CLIMATE RISK

1

FLOOD

21

WILDFIRE

60

HEAT

97

STORM

16

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 24, 2022	Resale	Warranty Deed	\$1,050,000	\$288	\$750K
Oct 29, 2003	Financing	Mortgage			\$650K
Jul 31, 2002	Financing	Mortgage			\$496K
May 14, 2001	Financing	Mortgage			\$218K
May 11, 1998	Financing	Mortgage			\$177K
Mar 10, 1993	Financing	Mortgage			\$305K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
East Ridge Middle School	Middle	6–8	1.8 mi
Scotland Elementary School	Elementary	PK–5	2.8 mi
Ridgefield High School	High	9–12	3.0 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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