

Single Family Residence **RESIDENTIAL**

74 RIVERSIDE DR

THOMPSON, CT 06277

\$265,000 TopHap Estimate · \$331 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

1

BATHS

800 ft²

LIVING AREA

0.17 ac

LOT SIZE

1945

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$265K

\$241K low

\$289K high

Last Sale

\$300,000 · May 15, 2026

Est. Owner Equity

\$0

Loan-to-Value

108%

TAX & ASSESSMENT

Property Tax	\$2,822 (2024)
Assessed Value	\$148,500
Previous Assessed	\$85,200
Assessor Market Value	\$103,950

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	NORTHEASTERN CONNECTICUT
Lot (acres)	0.17
Roof	Asphalt
Heating	Hot Water
Pool	No

CLIMATE RISK

39 FLOOD	16 WILDFIRE	54 HEAT	92 STORM	32 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 11, 2026	Resale	Warranty Deed	\$300,000	\$375	\$285K
Aug 6, 2025	Resale	Warranty Deed	\$275,000	\$344	\$284K
Mar 15, 2004	Resale	Warranty Deed	\$130,000	\$163	\$125K
Oct 26, 1993	Non-arms-length	Warranty Deed	\$35,000	\$44	\$35K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mary R. Fisher Elementary School	Elementary	PK–4	2.7 mi
Thompson Middle School	Middle	5–8	2.7 mi
Tourtellotte Memorial High School	High	9–12	2.8 mi

District: Thompson 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.

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 NEIGHBORHOOD · ZIP 06277

135 CRIME INDEX	111 AIR POLLUTION	3,781 POPULATION	\$117K MEDIAN IN-COME	48°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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