

Single Family Residence

**RESIDENTIAL**

# 63 RICH LN

BRISTOL, CT 06010

**\$358,354** TopHap Estimate · \$210 / ft² · confidence 96 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**1,708 ft²**

LIVING AREA

**0.33 ac**

LOT SIZE

**1961**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$358K**

**\$346K low**

**\$371K high**

Last Sale

**\$180,000 · May 23, 2003**

Est. Owner Equity

**\$90,354**

Loan-to-Value

**76%**

## TAX & ASSESSMENT

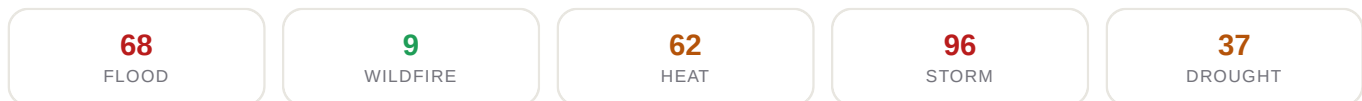
|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,584 (2025) |
| Assessed Value        | \$195,090      |
| Previous Assessed     | \$195,090      |
| Assessor Market Value | \$136,563      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | NAUGATUCK VALLEY        |
| Lot (acres)   | 0.33                    |
| Roof          | Asphalt                 |
| Heating       | Hot Water               |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Deck

## CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------|-----------|--------------------|--------|
| Nov 8, 2010  | Financing | Mortgage      |           |                    | \$124K |
| Mar 30, 2009 | Financing | Mortgage      |           |                    | \$50K  |
| May 23, 2003 | Resale    | Warranty Deed | \$180,000 | \$105              | \$144K |
| Sep 4, 2001  | Resale    | Warranty Deed | \$158,000 | \$93               | \$118K |
| Jul 1, 1994  | Resale    | Warranty Deed | \$134,000 | \$78               | \$127K |
| Dec 19, 1988 | Resale    | Grant Deed    | \$156,000 | \$91               | \$124K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Bristol Eastern High School | High       | 9–12   | 0.1 mi   |
| Stafford School             | Elementary | KG–5   | 0.4 mi   |
| Chippens Hill Middle School | Middle     | 6–8    | 2.4 mi   |

District: Bristol 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 06010

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>114</b><br>CRIME INDEX | <b>102</b><br>AIR POLLUTION | <b>62,379</b><br>POPULATION | <b>\$84K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|