

Single Family Residence **RESIDENTIAL**

120 NORRANS RIDGE DR
RIDGEFIELD, CT 06877



5
BEDS

3.5
BATHS

5,004 ft²
LIVING AREA

1.51 ac
LOT SIZE

1992
YEAR BUILT

2
STORIES

11
ROOMS

VALUATION

Last Sale **\$950,000 · Jul 8, 1999**

TAX & ASSESSMENT

Property Tax	\$24,821 (2025)
Assessed Value	\$906,220
Previous Assessed	\$906,220
Assessor Market Value	\$634,354

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	1.51
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	Spa/Hot Tub (Only)

Deck

CLIMATE RISK

43 FLOOD	20 WILDFIRE	60 HEAT	97 STORM	43 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 2, 2004	Financing	Mortgage			\$720K
Jul 8, 1999	Resale	Warranty Deed	\$950,000	\$190	\$760K
Aug 4, 1997	Resale	Warranty Deed	\$830,000	\$166	\$580K
Sep 8, 1993	Financing	Mortgage			\$388K
Sep 8, 1993	Financing	Mortgage			\$100K
Feb 18, 1992	Financing	Mortgage			\$389K
Jul 26, 1991	Financing	Mortgage			\$420K
Jun 11, 1991	Resale	Grant Deed	\$205,000	\$41	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Farmingville Elementary School	Elementary	PK–5	1.1 mi
East Ridge Middle School	Middle	6–8	1.6 mi
Ridgefield High School	High	9–12	2.9 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



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

OWNERSHIP

Occupancy	Owner occupied
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