

Single Family Residence **RESIDENTIAL**

12 RIDGEWAY RD

EASTON, CT 06612

\$1,343,731 TopHap Estimate · \$319 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

4,213 ft²

LIVING AREA

1.04 ac

LOT SIZE

1933

YEAR BUILT

2

STORIES

10

ROOMS

3

PARKING

VALUATION

\$1.3M

\$1.2M low

\$1.5M high

Last Sale

\$1,327,000 · Apr 6, 2026

Est. Owner Equity

\$691,731

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$16,112 (2025)
Assessed Value	\$519,750
Previous Assessed	\$519,750
Assessor Market Value	\$363,825

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	GREATER BRIDGEPORT
Lot (acres)	1.04
Construction	Frame (Unspecified)
Roof	Shingle
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	Spa/Hot Tub (Only)

CLIMATE RISK

1 FLOOD	15 WILDFIRE	62 HEAT	95 STORM	43 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
Mar 23, 2026	Resale	Warranty Deed	\$1,327,000	\$315	\$652K
May 30, 2003	Financing	Mortgage			\$650K
Nov 7, 2002	Financing	Mortgage			\$660K
May 23, 2002	Financing	Mortgage			\$650K
Jul 28, 1998	Resale	Warranty Deed	\$475,000	\$113	\$380K
Sep 17, 1993	Financing	Mortgage			\$203K
May 5, 1987	Financing	Mortgage			\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Helen Keller Middle School	Middle	6–8	0.6 mi
Samuel Staples Elementary School	Elementary	PK–5	1.1 mi
Joel Barlow High School	High	9–12	5.7 mi

District: Regional High School District 09

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 06612

50 CRIME INDEX	111 AIR POLLUTION	8,368 POPULATION	\$183K MEDIAN IN-COME	51°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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