

Single Family Residence **RESIDENTIAL**

31 PLEASANT ST

RIVERSIDE, CT 06878

\$2,495,549 TopHap Estimate · \$954 / ft² · confidence 89 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,616 ft²

LIVING AREA

0.48 ac

LOT SIZE

1958

YEAR BUILT

2

STORIES

10

ROOMS

1

PARKING

VALUATION

\$2.5M

\$2.2M low

\$2.8M high

Last Sale

\$694,500 · Dec 7, 1999

Est. Owner Equity

\$1,455,256

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$15,798 (2025)
Assessed Value	\$1,278,270
Previous Assessed	\$1,278,270
Assessor Market Value	\$894,789

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	0.48
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck

CLIMATE RISK

51
FLOOD

8
WILDFIRE

64
HEAT

96
STORM

43
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 27, 2017	Financing	Warranty Deed			\$741K
Nov 14, 2003	Financing	Mortgage			\$436K
Jun 17, 2002	Financing	Mortgage			\$485K
Dec 7, 1999	Resale	Warranty Deed	\$694,500	\$265	\$521K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Eastern Middle School	Middle	6–8	0.3 mi
Riverside School	Elementary	KG–5	0.4 mi
Greenwich High School	High	9–12	1.6 mi

District: Greenwich 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 06878

75 CRIME INDEX	114 AIR POLLUTION	10,020 POPULATION	\$233K MEDIAN IN-COME	52°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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