

Duplex (2 Units, Any Combination)

RESIDENTIAL

70 RUBY LN

STRATFORD, CT 06614

4

BEDS

3

BATHS

1,820 ft²

LIVING AREA

0.25 ac

LOT SIZE

1999

YEAR BUILT

1

STORIES

9

ROOMS

Pre-foreclosure (LIS)

A foreclosure-related notice has been recorded for this property.

VALUATION

Last Sale

\$395,000 · Aug 23, 2022

TAX & ASSESSMENT

Property Tax	\$10,845 (2025)
Assessed Value	\$269,780
Previous Assessed	\$269,780
Assessor Market Value	\$188,846

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Raised Ranch
County	GREATER BRIDGEPORT

Lot (acres)	0.25
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Pool	Yes

Deck

CLIMATE RISK

1 FLOOD	1 WILDFIRE	62 HEAT	95 STORM	43 DROUGHT
------------	---------------	------------	-------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 19, 2022	Resale	Warranty Deed	\$395,000	\$217	\$395K
Nov 22, 2019	Recorded document	Foreclosure			
May 9, 2017	Quitclaim	Quit Claim Transfer			
Feb 29, 2008	Recorded document	Grant Deed	\$1	\$0	
Feb 29, 2008	Recorded document	Grant Deed	\$1	\$0	
Dec 16, 2004	Financing	Mortgage			\$328K
Apr 26, 2004	Financing	Mortgage			\$318K
Jul 25, 2002	Financing	Mortgage			\$280K
Jun 6, 2001	Financing	Mortgage			\$247K
Jul 20, 2000	Financing	Mortgage			\$44K
May 14, 1999	Resale	Warranty Deed	\$219,900	\$121	\$198K
Nov 13, 1998	Resale	Warranty Deed	\$60,000	\$33	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Second Hill Lane Elementary School	Elementary	KG–6	0.7 mi
Burnell High School	High	9–12	1.1 mi
Harry B. Flood Middle School	Middle	7–8	2.4 mi

District: Stratford 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 06614

64 CRIME INDEX	114 AIR POLLUTION	39,371 POPULATION	\$103K MEDIAN IN-COME	52°F AVG TEMP	58% SUNSHINE
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------