

Single Family Residence **RESIDENTIAL**

80 RIDGEWOOD DR

ROCKY HILL, CT 06067

\$497,450 TopHap Estimate · \$346 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,438 ft²

LIVING AREA

0.41 ac

LOT SIZE

1977

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$497K

\$456K low

\$539K high

Est. Owner Equity

\$497,450

TAX & ASSESSMENT

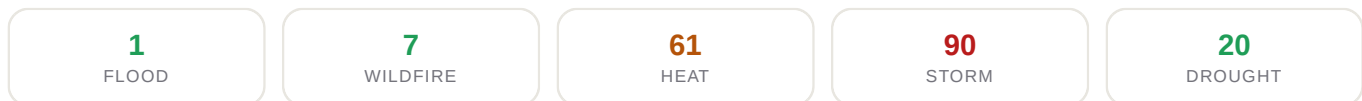
Property Tax	\$8,457 (2025)
Assessed Value	\$279,650
Previous Assessed	\$279,650
Assessor Market Value	\$195,755

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	CAPITOL
Lot (acres)	0.41
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 6, 2025	Financing	Warranty Deed			
Jan 6, 2025	Financing	Warranty Deed			
Sep 15, 2003	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Hill School	Elementary	PK–3	0.8 mi
Albert D. Griswold Middle School	Middle	6–8	2.5 mi
Rocky Hill High School	High	9–12	2.6 mi

District: Rocky Hill 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 06067

48 CRIME INDEX	113 AIR POLLUTION	20,649 POPULATION	\$105K MEDIAN IN-COME	49°F AVG TEMP	56% SUNSHINE
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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