

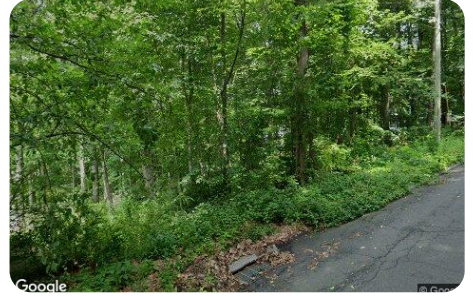
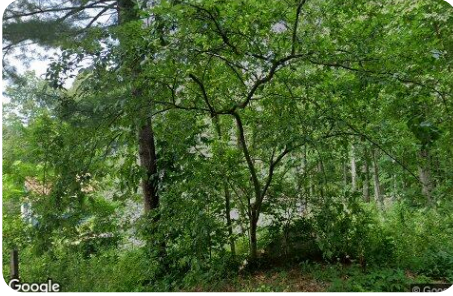
Single Family Residence

**RESIDENTIAL**

## 3 DRUID LN

RIDGEFIELD, CT 06877

**\$658,279** TopHap Estimate · \$494 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**1,332 ft<sup>2</sup>**

LIVING AREA

**1 ac**

LOT SIZE

**1964**

YEAR BUILT

**1**

STORIES

**7**

ROOMS

**2**

PARKING

### VALUATION

**\$658K**

\$587K low

\$729K high

Est. Owner Equity

**\$658,279**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,940 (2025) |
| Assessed Value        | \$289,870      |
| Previous Assessed     | \$289,870      |
| Assessor Market Value | \$202,909      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | WESTERN CONNECTICUT     |
| Lot (acres)   | 1.00                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Asphalt                 |
| Heating       | Hot Water               |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Basement        |
| Pool          | Spa/Hot Tub (Only)      |

Deck

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED     | PRICE | \$/FT² | LOAN   |
|--------------|-----------|----------|-------|--------|--------|
| May 25, 1993 | Financing | Mortgage |       |        | \$135K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Farmingville Elementary School | Elementary | PK–5   | 1.1 mi   |
| East Ridge Middle School       | Middle     | 6–8    | 2.6 mi   |
| Ridgefield High School         | High       | 9–12   | 3.6 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

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>75</b><br>CRIME INDEX | <b>113</b><br>AIR POLLUTION | <b>28,200</b><br>POPULATION | <b>\$170K</b><br>MEDIAN IN-COME | <b>51°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|