

Single Family Residence **RESIDENTIAL**

100 RIVER ST

GUILFORD, CT 06437

\$1,065,286 TopHap Estimate · \$378 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,820 ft²

LIVING AREA

0.46 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$1.1M

\$1M low

\$1.1M high

Last Sale

\$920,000 · Dec 19, 2017

Est. Owner Equity

\$795,286

Loan-to-Value

23%

TAX & ASSESSMENT

Property Tax	\$15,271 (2024)
Assessed Value	\$552,300
Assessor Market Value	\$386,610

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	SOUTH CENTRAL CONNECTICUT
Lot (acres)	0.46
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Shingle
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	Spa/Hot Tub (Only)

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 19, 2017	Resale	Warranty Deed	\$920,000	\$326	\$270K
Sep 1, 2009	Resale	Warranty Deed	\$925,000	\$328	\$417K
Sep 29, 2006	Financing	Mortgage			\$250K
Oct 31, 2003	Resale	Warranty Deed	\$739,000	\$262	\$400K
Mar 7, 2003	Resale	Warranty Deed	\$260,000	\$92	\$235K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
A. W. Cox Elementary School	Elementary	KG–4	0.5 mi
Elisabeth C. Adams Middle School	Middle	7–8	0.7 mi
Guilford High School	High	9–12	2.3 mi

District: Guilford 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 06437

56 CRIME INDEX	113 AIR POLLUTION	21,178 POPULATION	\$124K MEDIAN IN-COME	50°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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