

Single Family Residence **RESIDENTIAL**

96 NORRANS RIDGE DR

RIDGEFIELD, CT 06877

\$2,416,291 TopHap Estimate · \$470 / ft² · confidence 91 · as of Jul 14, 2026



4
BEDS

4
BATHS

5,146 ft²
LIVING AREA

1.47 ac
LOT SIZE

1992
YEAR BUILT

2
STORIES

12
ROOMS

VALUATION

\$2.4M

\$2.2M low

\$2.6M high

Last Sale

\$7,592,000 · Oct 12, 2005

Est. Owner Equity

\$891,291

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$29,411 (2025)
Assessed Value	\$1,073,800
Previous Assessed	\$1,073,800
Assessor Market Value	\$751,660

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WESTERN CONNECTICUT
Lot (acres)	1.47
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	Spa/Hot Tub (Only)

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 15, 2026	Financing	Warranty Deed			\$1.5M
Jul 3, 2012	Financing	Mortgage			\$980K
Oct 12, 2005	Resale	Warranty Deed	\$7,592,000	\$1475	\$1.3M
Sep 10, 2002	Financing	Mortgage			\$1.1M
Apr 4, 2002	Financing	Mortgage			\$103K
Aug 25, 1999	Resale	Warranty Deed	\$1,125,000	\$219	\$850K
Jun 3, 1997	Resale	Warranty Deed	\$855,000	\$166	\$475K
Feb 26, 1993	Resale	Warranty Deed	\$680,000	\$132	\$480K
Sep 25, 1992	Resale	Warranty Deed	\$695,000	\$135	
Mar 26, 1992	Financing	Mortgage			\$460K
Jan 27, 1992	Resale	Warranty Deed	\$216,500	\$42	

Oct 4, 1990 Resale Grant Deed \$200,000 \$39

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Farmingville Elementary School	Elementary	PK–5	1.0 mi
East Ridge Middle School	Middle	6–8	1.6 mi
Ridgefield High School	High	9–12	3.0 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

75 CRIME INDEX	113 AIR POLLUTION	28,200 POPULATION	\$170K MEDIAN IN-COME	51°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy Owner occupied