

Single Family Residence **RESIDENTIAL**

# 0 RIFLE RIDGE LN

MELBA, ID 83641

**\$839,309** TopHap Estimate · confidence 97 · as of Jul 14, 2026



**5.09 ac**  
LOT SIZE

**2026**  
YEAR BUILT

## VALUATION

**\$839K**

\$810K low

\$868K high

Est. Owner Equity

**\$839,309**

## TAX & ASSESSMENT

Assessed Value **\$313,930**

Assessor Market Value **\$313,930**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | CANYON                  |
| Lot (acres)   | 5.09                    |
| Pool          | No                      |

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 39<br>FLOOD | 75<br>WILDFIRE | 60<br>HEAT | 17<br>STORM | 65<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|---------------|-------|--------------------|------|
| Apr 24, 2025 | Financing | Warranty Deed |       |                    |      |
| Apr 25, 2025 | Financing | Warranty Deed |       |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                  | LEVEL      | GRADES | DISTANCE |
|-------------------------|------------|--------|----------|
| Melba High School       | Middle     | 7–12   | 2.7 mi   |
| Melba Elementary School | Elementary | PK–6   | 2.7 mi   |

District: Melba Joint School District 136

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 83641**

|                          |                             |                            |                                |                         |                        |
|--------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>92</b><br>CRIME INDEX | <b>114</b><br>AIR POLLUTION | <b>4,100</b><br>POPULATION | <b>\$81K</b><br>MEDIAN IN-COME | <b>49°F</b><br>AVG TEMP | <b>64%</b><br>SUNSHINE |
|--------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|