

Single Family Residence

RESIDENTIAL

4443 RIVER RIDGE RD

DAYTON, OH 45415

\$209,122 TopHap Estimate · \$161 / ft² · confidence 89 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,295 ft²

LIVING AREA

0.56 ac

LOT SIZE

1951

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$209K

\$186K low

\$232K high

Last Sale

\$125,000 · Aug 14, 2019

Est. Owner Equity

\$209,122

TAX & ASSESSMENT

Property Tax	\$3,647 (2024)
Assessed Value	\$70,950
Previous Assessed	\$70,950
Assessor Market Value	\$202,720

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Montgomery
Lot (acres)	0.56
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck · 140 ft²

Patio · 35 ft²

Porch · 150 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 19, 2019	Resale	Grant Deed	\$125,000	\$97	
Jun 22, 2018	Recorded document	Affidavit Of Death			
Jun 22, 2018	Resale	Grant Deed	\$119,900	\$93	\$114K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kleptz Early Childhood Learning Center	Elementary	PK–1	3.8 mi
Northmont Middle School	Middle	7–8	4.7 mi
Northmont High School	High	9–12	4.7 mi

District: Northmont City 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 45415

94 CRIME INDEX	214 AIR POLLUTION	13,123 POPULATION	\$72K MEDIAN IN-COME	52°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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