

Single Family Residence **RESIDENTIAL**

2539 RICHIE PL

SANTA ROSA, CA 95403

\$543,204 TopHap Estimate · \$553 / ft² · confidence 92 · as of Jul 14, 2026



2

BEDS

2

BATHS

982 ft²

LIVING AREA

3,802 ft²

LOT SIZE

1991

YEAR BUILT

2

STORIES

4

ROOMS

2

PARKING

VALUATION

\$543K

\$502K low

\$585K high

Last Sale

\$425,000 · Jan 17, 2020

Est. Owner Equity

\$203,754

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$5,310 (2025)
Assessed Value	\$464,793
Previous Assessed	\$464,793

PROPERTY FACTS

Property Type	Single Family Residence
County	Sonoma
Lot (acres)	0.09
Construction	Wood (Unspecified)
Heating	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

22 FLOOD	72 WILDFIRE	27 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 10, 2020	Resale	Grant Deed	\$425,000	\$433	\$340K
Oct 6, 2006	Resale	Grant Deed	\$429,000	\$437	\$343K
Aug 9, 2006	Quitclaim	Quit Claim Transfer			
Aug 9, 2006	Financing	Intrafamily Transfer			\$247K
May 2, 2006	Quitclaim	Quit Claim Transfer			
Jan 14, 2003	Quitclaim	Quit Claim Transfer			\$172K
May 24, 2001	Quitclaim	Quit Claim Transfer			\$114K
May 25, 1994	Quitclaim	Quit Claim Transfer			
May 25, 1994	Resale	Trustees Deed	\$149,000	\$152	\$117K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Piner High School	High	9–12	0.5 mi
Jack London Elementary School	Elementary	KG–6	0.8 mi

Hilliard Comstock Middle School	Middle	7–8	1.4 mi
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District: Santa Rosa High 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 95403

104 CRIME INDEX	86 AIR POLLUTION	43,826 POPULATION	\$97K MEDIAN IN-COME	58°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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