

Single Family Residence **RESIDENTIAL**

6821 RIVER RIDGE DR

NASHVILLE, TN 37221

\$505,444 TopHap Estimate · \$221 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,289 ft²

LIVING AREA

0.38 ac

LOT SIZE

1981

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$505K

\$481K low

\$530K high

Last Sale

\$105,000 · Aug 28, 1997

Est. Owner Equity

\$370,444

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$3,402 (2025)
Assessed Value	\$122,275
Previous Assessed	\$84,600
Assessor Market Value	\$489,100

PROPERTY FACTS

Property Type	Single Family Residence
County	Davidson
Lot (acres)	0.38
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 225 ft²

Porch · 44 ft²

CLIMATE RISK

1
FLOOD

17
WILDFIRE

89
HEAT

87
STORM

29
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 17, 2024	Quitclaim	Quit Claim Transfer			
Aug 28, 1997	Resale	Grant Deed	\$105,000	\$46	\$110K
Aug 28, 1997	Non-arms-length	Grant Deed	\$150,000	\$66	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Harpeth Valley Elementary School	Elementary	KG–5	1.1 mi
Bellevue Middle School	Middle	6–8	1.8 mi
James Lawson High School	High	9–12	2.7 mi

District: Nashville-Davidson County 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 37221

58 CRIME INDEX	107 AIR POLLUTION	42,720 POPULATION	\$100K MEDIAN IN-COME	58°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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