

Single Family Residence **RESIDENTIAL**

1339 RIVER RIDGE DR

REDDING, CA 96003

\$521,150 TopHap Estimate · \$268 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,948 ft²

LIVING AREA

0.25 ac

LOT SIZE

2022

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$521K

\$487K low

\$555K high

Last Sale

\$60,000 · Jul 8, 2020

Est. Owner Equity

\$521,150

TAX & ASSESSMENT

Property Tax	\$5,539 (2025)
Assessed Value	\$489,279
Previous Assessed	\$479,686

PROPERTY FACTS

Property Type	Single Family Residence
County	SHASTA
Lot (acres)	0.25
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 7, 2021	Financing	Intrafamily Transfer			
Jul 1, 2020	Resale	Grant Deed	\$60,000	\$31	
Nov 9, 2016	Quitclaim	Quit Claim Transfer			
Nov 9, 2016	Quitclaim	Quit Claim Transfer			
Nov 13, 2001	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Buckeye School of the Arts	Elementary	KG–8	1.5 mi
Central Valley High School	High	9–12	5.0 mi

District: Gateway Unified 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 96003

103 CRIME INDEX	105 AIR POLLUTION	43,470 POPULATION	\$73K MEDIAN IN-COME	60°F AVG TEMP	88% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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