

Residential - Vacant Land **RESIDENTIAL**

**23 W RIDGE DR**  
TRAVELERS REST, SC 29690



**12.07 ac**  
LOT SIZE

**VALUATION**

Last Sale **\$165,000 · Mar 17, 2021**

**TAX & ASSESSMENT**

|                       |             |
|-----------------------|-------------|
| Property Tax          | \$42 (2025) |
| Assessed Value        | \$70        |
| Previous Assessed     | \$70        |
| Assessor Market Value | \$168,970   |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | Greenville                |
| Lot (acres)   | 12.07                     |
| Heating       | None                      |

## CLIMATE RISK

|                    |                       |                   |                    |                      |
|--------------------|-----------------------|-------------------|--------------------|----------------------|
| <b>88</b><br>FLOOD | <b>18</b><br>WILDFIRE | <b>90</b><br>HEAT | <b>98</b><br>STORM | <b>34</b><br>DROUGHT |
|--------------------|-----------------------|-------------------|--------------------|----------------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|----------------------|-----------|--------------------|------|
| Jan 5, 2023  | Financing | Intrafamily Transfer |           |                    |      |
| Mar 16, 2021 | Resale    | Deed                 | \$165,000 |                    |      |
| Nov 19, 2012 | Quitclaim | Quit Claim Transfer  |           |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Slater Marietta Elementary School | Elementary | PK–5   | 4.0 mi   |
| Northwest Middle School           | Middle     | 6–8    | 5.0 mi   |
| Travelers Rest High School        | High       | 9–12   | 6.8 mi   |

District: Greenville 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 29690**

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>95</b><br>CRIME INDEX | <b>94</b><br>AIR POLLUTION | <b>23,422</b><br>POPULATION | <b>\$67K</b><br>MEDIAN IN-COME | <b>59°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

**OWNERSHIP**

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