

Single Family Residence **RESIDENTIAL**

4493 RIVER ASH CT

CONCORD, CA 94521

\$1,025,740 TopHap Estimate · \$507 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,024 ft²
LIVING AREA

0.13 ac
LOT SIZE

1976

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$1M

\$972K low

\$1.1M high

Est. Owner Equity

\$558,869

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$8,130 (2025)
Assessed Value	\$664,885
Previous Assessed	\$651,849

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	CONTRA COSTA
Lot (acres)	0.13
Construction	Frame (Unspecified)
Roof	Wood Shingle
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	80 WILDFIRE	43 HEAT	36 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 25, 2013	Quitclaim	Quit Claim Transfer			\$467K
Apr 23, 2010	Resale	Grant Deed	\$505,000	\$250	\$496K
Aug 4, 2008	Quitclaim	Quit Claim Transfer			
Jun 13, 1996	Resale	Grant Deed	\$238,000	\$118	\$183K
Sep 27, 1985	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Highlands Elementary School	Elementary	KG–5	1.6 mi
Foothill Middle School	Middle	6–8	2.6 mi

Northgate High School	High	9–12	3.1 mi
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District: Mount Diablo 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 94521

96 CRIME INDEX	84 AIR POLLUTION	43,000 POPULATION	\$122K 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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