

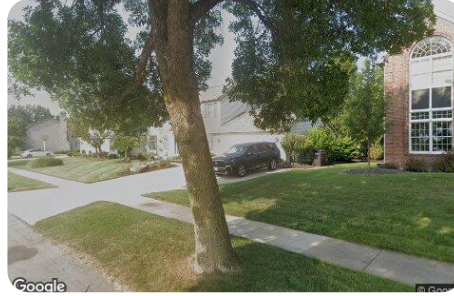
Single Family Residence

RESIDENTIAL

1797 RIVA RIDGE DR SE

GRAND RAPIDS, MI 49546

\$668,400 TopHap Estimate · \$290 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,308 ft²

LIVING AREA

0.28 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$668K

\$628K low

\$709K high

Last Sale

\$450,000 · Nov 17, 2021

Est. Owner Equity

\$330,900

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$7,844 (2025)
Assessed Value	\$280,700
Previous Assessed	\$266,900
Assessor Market Value	\$561,400

PROPERTY FACTS

Property Type	Single Family Residence
County	KENT
Lot (acres)	0.28
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	7 WILDFIRE	60 HEAT	69 STORM	29 DROUGHT
------------	---------------	------------	-------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 1, 2021	Resale	Warranty Deed	\$450,000	\$195	\$338K
May 18, 2012	Resale	Warranty Deed	\$275,000	\$119	\$261K
May 27, 2010	Resale	Warranty Deed	\$271,000	\$117	\$267K
Jun 4, 1999	Resale	Grant Deed	\$252,000	\$109	\$202K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Meadow Brook Elementary School	Elementary	KG–4	0.4 mi
Northern High School	High	9–12	4.0 mi
Northern Hills Middle School	Middle	7–8	4.3 mi

District: Forest Hills Public Schools

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 49546

84 CRIME INDEX	83 AIR POLLUTION	32,338 POPULATION	\$100K MEDIAN IN-COME	47°F AVG TEMP	46% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------