

Single Family Residence

**RESIDENTIAL**

# 2415 RIVER RIDGE DR

SARASOTA, FL 34239

**\$516,008**

TopHap Estimate · \$212 / ft² · confidence 91 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**2,439 ft²**

LIVING AREA

**0.39 ac**

LOT SIZE

**1978**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

## VALUATION

**\$516K**

\$470K low

\$562K high

Last Sale

**\$510,000 · Dec 29, 2020**

Est. Owner Equity

**\$108,008**

Loan-to-Value

**82%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,281 (2025) |
| Assessed Value        | \$406,251      |
| Previous Assessed     | \$394,802      |
| Assessor Market Value | \$606,000      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Sarasota                              |
| Lot (acres)   | 0.39                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Mat/Raft Foundation (Slab)            |
| Roof          | Metal                                 |
| Heating       | Yes                                   |
| Cooling       | Yes                                   |
| Fireplace     | Yes                                   |
| Garage        | Garage, Attached                      |
| Pool          | Spa/Hot Tub (Only)                    |

Deck · 315 ft²

Patio

Porch · 392 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|-----------------------|-----------|--------|--------|
| Jan 12, 2023 | Financing | Intrafamily Transfer  |           |        |        |
| Dec 11, 2020 | Resale    | Warranty Deed         | \$510,000 | \$209  | \$408K |
| Aug 31, 2015 | Resale    | Special Warranty Deed | \$380,000 | \$156  | \$302K |
| Oct 1, 2014  | Resale    | Grant Deed            | \$220,000 | \$90   |        |
| Mar 28, 2007 | Quitclaim | Quit Claim Transfer   |           |        | \$360K |
| Jul 28, 1999 | Resale    | Grant Deed            | \$165,000 | \$68   | \$132K |
| Dec 31, 1998 | Resale    | Grant Deed            | \$165,000 | \$68   | \$149K |
| Sep 16, 1996 | Financing | Trustees Deed         |           |        | \$116K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Brookside Middle School     | Middle     | 6–8    | 1.2 mi   |
| Sarasota High School        | High       | 9–12   | 1.4 mi   |
| Southside Elementary School | Elementary | PK–5   | 1.4 mi   |

District: Sarasota 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 34239

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>108</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>16,819</b><br>POPULATION | <b>\$79K</b><br>MEDIAN IN-COME | <b>73°F</b><br>AVG TEMP | <b>68%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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