

Single Family Residence **RESIDENTIAL**

2683 BENNETT RIDGE RD

SANTA ROSA, CA 95404

\$1,394,765 TopHap Estimate · \$327 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

4,268 ft²

LIVING AREA

1.26 ac

LOT SIZE

2020

YEAR BUILT

1

STORIES

9

ROOMS

6

PARKING

VALUATION

\$1.4M

\$1.3M low

\$1.5M high

Last Sale

\$300,000 · Dec 27, 2013

Est. Owner Equity

\$641,265

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$8,718 (2025)
Assessed Value	\$728,874
Previous Assessed	\$714,583

PROPERTY FACTS

Property Type	Single Family Residence
County	SONOMA
Lot (acres)	1.26
Construction	Wood (Unspecified)
Heating	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1
FLOOD

88
WILDFIRE

36
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 19, 2013	Non-arms-length	Grant Deed	\$300,000	\$70	\$400K
Jun 26, 2013	Quitclaim	Quit Claim Transfer			
Jul 5, 2012	Resale	Grant Deed	\$800,000	\$187	\$300K
Jul 6, 2012	Quitclaim	Quit Claim Transfer			
Sep 2, 2011	Foreclosure sale	Trustees Deed	\$494,500	\$116	
Dec 12, 1995	Quitclaim	Quit Claim Transfer			\$390K
Apr 1, 1992	Quitclaim	Quit Claim Transfer			\$393K
Apr 9, 1991	Quitclaim	Quit Claim Transfer			\$386K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Yulupa Elementary School	Elementary	KG–3	4.5 mi
Montgomery High School	Middle	7–12	5.4 mi

District: Bennett Valley Union Elementary 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 95404



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

OWNERSHIP

