

Single Family Residence **RESIDENTIAL**

4497 RIVER ASH CT

CONCORD, CA 94521

\$966,145 TopHap Estimate · \$547 / ft² · confidence 98 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,765 ft²

LIVING AREA

0.13 ac

LOT SIZE

1976

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$966K

\$950K low

\$983K high

Last Sale

\$705,000 · Mar 2, 2018

Est. Owner Equity

\$434,145

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$9,866 (2025)
Assessed Value	\$818,208
Previous Assessed	\$802,166

PROPERTY FACTS

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

CLIMATE RISK

1 FLOOD	79 WILDFIRE	43 HEAT	36 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 19, 2023	Financing	Intrafamily Transfer			
Feb 27, 2018	Resale	Grant Deed	\$705,000	\$399	\$560K
Feb 27, 2018	Recorded document	Affidavit Of Death			
Mar 4, 2009	Quitclaim	Quit Claim Transfer			
May 4, 1977	Non-arms-length	Grant Deed	\$65,000	\$37	
Feb 1, 1976	Non-arms-length	Grant Deed	\$64,900	\$37	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Highlands Elementary School	Elementary	KG–5	1.5 mi
Foothill Middle School	Middle	6–8	2.6 mi
Northgate High School	High	9–12	3.1 mi

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	Absentee owner
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