

Single Family Residence **RESIDENTIAL**

9771 E ROCK RIDGE CT

TUCSON, AZ 85749

\$642,511 TopHap Estimate · \$223 / ft² · confidence 96 · as of Jul 14, 2026



4

BATHS

2,885 ft²

LIVING AREA

0.25 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

10

ROOMS

3

PARKING

VALUATION

\$643K

\$614K low

\$671K high

Last Sale

\$248,002 · Feb 25, 1998

Est. Owner Equity

\$422,511

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$4,619 (2025)
Assessed Value	\$48,917
Previous Assessed	\$45,909
Assessor Market Value	\$489,173

PROPERTY FACTS

Property Type	Single Family Residence
County	Pima
Lot (acres)	0.25
Roof	Tile
Heating	Forced Air
Cooling	Refrigerator
Pool	No

CLIMATE RISK

1 FLOOD	82 WILDFIRE	93 HEAT	10 STORM	28 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 25, 1998	Resale	Grant Deed	\$248,002	\$86	\$198K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Collier Elementary School	Elementary	PK–6	2.0 mi
Magee Middle School	Middle	6–8	2.1 mi
Sabino High School	High	7–12	3.3 mi

District: Tucson Unified 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 85749

54 CRIME INDEX	104 AIR POLLUTION	19,722 POPULATION	\$111K MEDIAN IN-COME	64°F AVG TEMP	85% SUNSHINE
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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