

Single Family Residence **RESIDENTIAL**

247 MIDDLE RINCON RD

SANTA ROSA, CA 95409

\$656,456 TopHap Estimate · \$488 / ft² · confidence 85 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,346 ft²
LIVING AREA

0.6 ac
LOT SIZE

1956
YEAR BUILT

1
STORIES

6
ROOMS

VALUATION

\$656K

\$557K low

\$756K high

Est. Owner Equity

\$443,456

Loan-to-Value

32%

TAX & ASSESSMENT

Property Tax	\$2,241 (2025)
Assessed Value	\$179,845
Previous Assessed	\$179,845

PROPERTY FACTS

Property Type	Single Family Residence
County	Sonoma
Lot (acres)	0.60
Construction	Wood (Unspecified)
Heating	None
Fireplace	Yes
Pool	No

CLIMATE RISK

49 FLOOD	54 WILDFIRE	27 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 15, 2025	Financing	Intrafamily Transfer			
Aug 24, 2025	Financing	Intrafamily Transfer			
Jun 4, 2025	Financing	Intrafamily Transfer			
May 12, 2021	Financing	Intrafamily Transfer			\$213K
May 12, 2021	Financing	Intrafamily Transfer			
Apr 19, 2015	Quitclaim	Quit Claim Transfer			
May 5, 2005	Quitclaim	Quit Claim Transfer			\$275K
Apr 14, 1995	Quitclaim	Quit Claim Transfer			
Mar 23, 1993	Quitclaim	Quit Claim Transfer			\$20K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Madrone Elementary School	Elementary	KG–6	0.3 mi
Rincon Valley Middle School	Middle	7–8	0.8 mi

Maria Carrillo High School	High	9–12	0.8 mi
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District: Santa Rosa High 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 95409

105 CRIME INDEX	83 AIR POLLUTION	24,776 POPULATION	\$99K MEDIAN IN-COME	58°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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