

Single Family Residence

RESIDENTIAL

4430 RIVER RIDGE DR

LEESBURG, FL 34748

\$280,655 TopHap Estimate · \$152 / ft² · confidence 95 · as of Jul 14, 2026

3

BEDS

2

BATHS

1,848 ft²

LIVING AREA

0.23 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$281K

\$266K low

\$295K high

Last Sale

\$280,000 · Apr 22, 2022

Est. Owner Equity

\$9,055

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax

\$3,537 (2024)

Assessed Value

\$243,310

Previous Assessed

\$237,332

Assessor Market Value

\$243,310

PROPERTY FACTS

Property Type	Single Family Residence
County	Lake
Lot (acres)	0.23
Construction	Steel Frame
Foundation	Mat/Raft Foundation (Slab)
Roof	Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Finished
Pool	No

Patio · 80 ft²

Porch · 282 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 11, 2022	Resale	Personal Representative Deed	\$280,000	\$152	\$272K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Leesburg Elementary School	Elementary	PK–5	5.4 mi
Oak Park Middle School	Middle	6–8	5.4 mi
Leesburg High School	High	9–12	5.7 mi

District: Lake 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 34748

123 CRIME INDEX	192 AIR POLLUTION	44,487 POPULATION	\$56K MEDIAN IN- COME	71°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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