

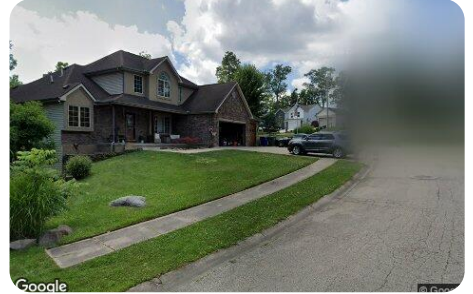
Single Family Residence

RESIDENTIAL

6122 RIVA RIDGE DR

DAYTON, OH 45414

\$401,466 TopHap Estimate · \$186 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,157 ft²

LIVING AREA

0.52 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$401K

\$356K low

\$447K high

Last Sale

\$239,900 · Feb 10, 2016

Est. Owner Equity

\$86,466

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$5,078 (2024)
Assessed Value	\$86,170
Previous Assessed	\$86,170
Assessor Market Value	\$246,190

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Montgomery
Lot (acres)	0.52
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 196 ft²

Patio · 196 ft²

Porch · 97 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 1, 2016	Resale	Grant Deed	\$239,900	\$111	\$228K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Morton Middle School	Middle	6–8	2.7 mi
Helke Elementary School	Elementary	KG–3	3.2 mi
Butler High School	High	9–12	3.3 mi

District: Vandalia-Butler City 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 45414

101 CRIME INDEX	209 AIR POLLUTION	20,544 POPULATION	\$64K MEDIAN IN-COME	52°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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